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Boston's Open Space

1987
PARK EVALUATION
&
SITE SUMMARIES

ROSLINDALE

Note Narrow margins at top

EVALUATION OF
CITY OF BOSTON
PARK AND RECREATION LAND

NEIGHBORHOOD OF ROSLINDALE

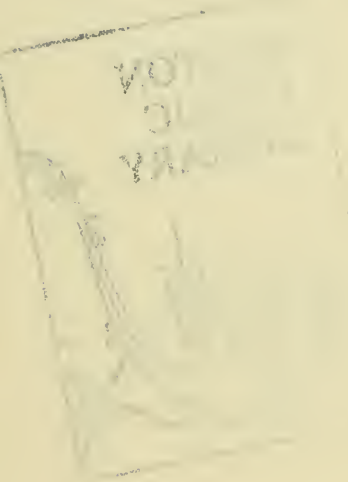


Prepared for

MAYOR'S OFFICE
OF
CAPITAL PLANNING

THE HALVORSON COMPANY, INC.
LANDSCAPE ARCHITECTS AND
SITE PLANNING CONSULTANTS
161 MASSACHUSETTS AVENUE
OSTON, MASSACHUSETTS 02115

MAYOR'S OFFICE
OF CAPITAL PLANNING



NEIGHBORHOOD OF ROSLINDALE

PARKS	Acreage	
ROS-1.	Adams Park (Roslindale Square) Washington and South Streets	0.78
ROS-2.	Fallon Field South and Robert Streets	7.57
ROS-3.	Healy Playground Washington Street and Firth Road	9.63
ROS-4.	Hillside Street Play Area (Poplar) Poplar Street between Hillside Avenue and Delano	0.44
ROS-5.	Parkman Playground Wachusett Street	2.06
ROS-6.	Savage Mini Park Birch Street and Belgrade	0.02
~~ROS-7.~~	~~Washington and Beech Street Housing Development~~ Washington and Beech Streets	~~0.5~~
~~ROS-8.~~	~~Archdale Housing Development~~ Washington Street and Archdale Road	~~0.53~~

ROS-9. - 12. Not Within Scope of Survey

SQUARES AND MALLS

ROS-13.	Emmet Square South Conway and Roberts Streets	0.02
ROS-14.	Not Within Scope of Survey	

Neighborhood: Roslindale

Map of Neighborhood's Open Space





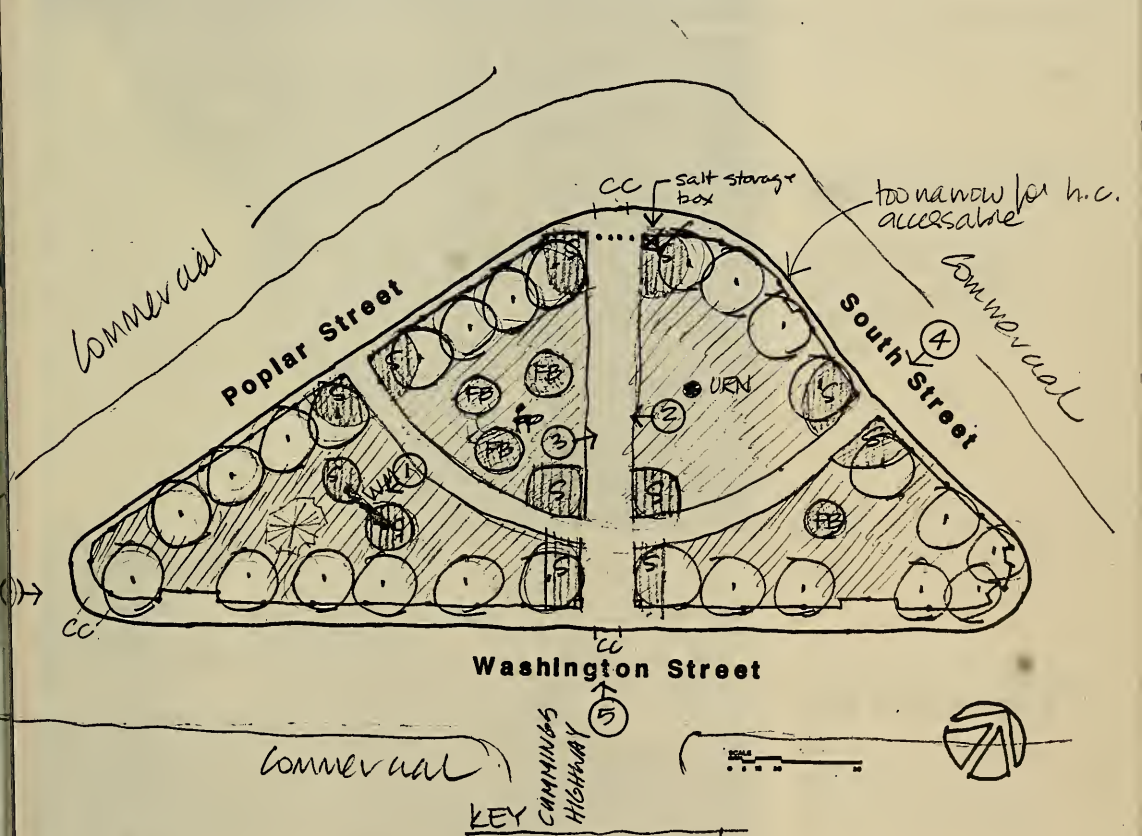
CITY OF BOSTON
PARK EVALUATION

ROS 1
SITE NO.

Neighborhood: ROSLINDALE
Site Name: ADAMS PARK
Location: WASHINGTON & SOUTH ST
Evaluation Team: SF & BH
Evaluation Date: 3.27.87
Surrounding Land Uses: Commercial

Site Type: Square
Acreage: .78A
Weather Conditions: Sunny

Site Plan



ROS
1
SITE NO.



Site Photograph 1

War memorial. Shrub planting effective here. Concrete walk in poor condition.



Site Photograph 2

Random placement of flower beds breaks up space. Trees a significant feature of park.



Site Photograph 3

Memorial urn. Flower bed would be more effective if on side of urn facing walk.

ROS
1
SITE NO.



Site Photograph 4

Park ringed by fence with pillars at entrances. Concrete swales at walk edge an effective drainage detail, in addition to making walkway accessible to vehicles.



Site Photograph 5

Bollards at this entrance not in good condition, need replacement.



Site Photograph 6

Park would have more visual impact on Washington Street if parking confined to right-hand side of street.

ROS

SITE NO.



Site Photograph 1

These three pictures a small park near Adams Park. Is it Parks and Recreation land?



Site Photograph 2



Site Photograph 3

Neighborhood: Roslindale
Site Name: Adams Park
Location: Washington and South Streets
Acreage: 0.78 A
Site Type: Square

Site Description:

Adams Park is a triangular parcel in the commercial center of Roslindale at the intersection of Washington Street, Cummins Highway and South Street. It is surrounded by commercial land uses. The site has a perimeter sidewalk as well as internal paths responding to major points of access. The focal point of the space is a granite war memorial in the western corner of the park. A flagpole and a commemorative urn are placed on either side of the main pathway. The green is surrounded by a steel picket fence and a planting of linden trees. Shrub and flower beds highlight the park. There are Victorian-style lamps along the pathways, and benches along the southern edge of the park.

Condition Assessments:

On the whole, the standard park-built elements are in good condition. Except for two small damaged sections, the steel fence is in very good condition, as are the benches and flagpole. Two of the four lights are in good condition. The remaining two are leaning as a result of footing settlement. The monuments are in excellent condition. The concrete paving and some bollards are in fair to poor condition and need replacement. The trees and shrubs are all in good condition, requiring only maintenance.

Major Site Issues:

Adams Park is very well-maintained and greatly enhances the appearance of this commercial center. This park illustrates the strong and appealing visual character achieved with a simple linear planting of one species of shade tree. Shrub plantings accentuate the entrances and monuments. The only shortcoming is in the location of the flowerbeds. The three beds around the flagpole break up the lawn area and would better highlight the park if located along path edges.

Salt stored in a box on site should be removed from the park when not needed to prevent damage to plants. Views of the park would be more outstanding if parking was not allowed along the Washington Street edge.

DRAFT

Neighborhood: Roslindale
Site Name: Adams Park No.: ROS-1
Location: Washington and South Streets
Acreage: 0.78 A Site Type: Square

Site Description:

Adams Park is a triangular parcel in the commercial center of Roslindale at the intersection of Washington Street, Cummings Highway and South Street. It is surrounded by commercial land uses. The site has a perimeter sidewalk as well as internal paths responding to major points of access. The focal point of the space is a granite war memorial in the western corner of the park. A flagpole and a commemorative urn are placed on either side of the main pathway. The green is surrounded by a steel picket fence and a planting of Linden trees. Shrub and flower beds highlight the park. There are Victorian style lamps along the pathways, and benches along the southern edge of the park.

Condition Assessments:

On the whole, the standard park built elements are in good condition. Except for two small damaged sections, the steel fence is in very good condition, as are the benches and flagpole. Two of the four lights are in good condition. The remaining two are leaning as a result of footing settlement. The monuments are in excellent condition. The concrete paving and some bollards are in fair to poor condition and need replacement. The trees and shrubs are all in good condition, requiring maintenance.

Major Site Issues:

Adams Park is very well maintained and greatly enhances the appearance of this commercial center. This park illustrates the strong and appealing visual character achieved with a simple linear planting of one species of shade tree. Shrub plantings accentuate the entrances and monuments. The only shortcoming is in the location of the flower beds. The three beds around the flagpole break up the lawn area and would better highlight the park if located along path edges.

Salt stored in a box on site should be removed from the park when not needed to prevent damange to plants. Views of the park would be more outstanding if parking was not allowed along the Washington Street edge.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

SITE NO. 1 (ROS)

DESIGN CONSIDERATIONS:	
LAYOUT/ORGANIZATION OF SPACE	excellent – steel picket fence confines traffic to circ system
USE OF PLANT MATERIALS	very good – mature tree canopy frames space, shrubs serve to anchor entrances & monuments
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	
BARRIER FREE DESIGN	insufficient – 2 curb cuts for 4 entrances. Sidewalk along South St. too narrow for wheelchairs.
DRAINAGE CONDITION	adequate
DESIGN-RELATED MAINTENANCE ISSUES	back of fence hard to maintain.. Salt box located in box, should be removed
VANDALISM	none
VACANT PARCEL TO SOUTH, EAST	no
VISIBILITY AND SAFETY:	
VISIBILITY INTO SPACE	good
VISIBILITY OUT FROM SPACE	good
HIDDEN CORNERS IN SPACE	Monument creates one
CONDITION ASSESSMENTS:	
STANDARD PARK BUILT ELEMENTS	all, good to excellent, except Bollards & walks need replacement.
SPORTS FACILITIES	—
PLAYGROUNDS	—
BUILDINGS	—
NATURAL PARK ELEMENTS	good condition. shrubs well groomed' trees could do with trimming & limbing up – more light for grass. grass patchy & bare in shaded areas

PRIMARY SITE ISSUES:

- ☒ Walkways & bollards need replacement
- ☒ Flower bed forms and location fragment grass & not best located for viewing. Beds best if running parallel to walkways
- ☒ Salt box should be removed. Salt leaking thru box. Also the presence detracts from site.
- ☒ Parking: the city should consider posting no parking along the West St. side adjacent to the park and allow parking on the opposite side of West St., so that the park isn't hidden by parked cars.

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS
1
SITE NO.

	AMOUNT	INADEQUATE #	ADEQUATE #	INADEQUACY UNAVAILABLE	CONCRETE	WOOD	WOOD & CONCRETE	WOOD & METAL	METAL	STONE	BRICK	CHAIN LINK	VINYL LINK	BIT. CONCRETE	OTHER	EXCELLENT	GOOD	FAIR	POOR	UNSUITABLE (SNOW)	UNRATABLE	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	EVIDENCE OF VANDALISM	LOCATION MISC.
BENCHES, PARK	4							X									4					X				
BICYCLE RACKS	1																									
BLEACHERS	1																									
BOLLARDS	8				X												5	2 1				X				
CATCHBASINS	4																4					X				
CURBS																										
DRINKING FOUNTAINS	1																									
DUMPSTERS	1																									
FENCES								X									X	5 8				X				
GAME TABLES	1							X																		
LIGHTING																										
PEDESTRIAN:	6							X									4 2					X				
PARKING/ROAD:																										
SPORTS																										
MONUMENTS	3								X								X					X				
PICNIC TABLES	1																									
RAILINGS																										
RAMPS	1																									
SERVICE GATES	1																									
SIGNS, ENTRY	1							X									1					X				
STAIRS	1																									
TRASH RECEPTACLES:	2				X												2					X				
WALLS	1																									
WATER FEATURES																										
OTHER Flag	1							X									1					X				

X only pavement exists

STEEL PICKET TWO toned sections clamped.

2 lamp post bottoms have slumped

CITY OF BOSTON
PARK EVALUATION

SPORTS FACILITIES

ROS / 1

SITE NO.

	AMOUNT	ADEQUATE	INADEQUATE #	ADEQUACY UNKNOWN #	SKINNED INFIELD	SODDED INFIELD	STONE DUST	ASPHALT	METAL	GRASS	OTHER	% COVERAGE	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	INAPPROPRIATENESS OF LOCATION	EVIDENCE OF VANDALISM	LIGHTING PRESENT	TEAM SEATING PRESENT	SPECTATOR SEATING PRESENT	FENCING PRESENT
COURTS																										
BASKETBALL:																										
SURFACE																										
BACKBOARD/HOOP																										
TENNIS:																										
BANGBOARD																										
FENCING																										
SURFACE																										
NET POLES																										
OTHER COURT:																										
FIELDS																										
BASEBALL:																										
BACKSTOP																										
INFIELD																										
OUTFIELD																										
LITTLE LEAGUE:																										
BACKSTOP																										
INFIELD																										
OUTFIELD																										
SOFTBALL:																										
BACKSTOP																										
INFIELD																										
OUTFIELD																										
FOOTBALL: FIELD																										
SOCCER: FIELD																										
OTHER FIELD:																										
OTHER FACILITY:																										

CITY OF BOSTON
PARK EVALUATION

BUILDINGS AND PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

ROS 1

SITE NO.

	QUANTITY	MATERIALS	CONDITION	LOCATION	MISC.
BUILDINGS					
RECREATION	# BUILDINGS/ # PLAYGROUNDS	METAL & WOOD	EXCELLENT	SAFETY PROBLEMS EVIDENT	
RESTROOM	# PLAY EQUIP.	CONCRETE	GOOD	FENCING PRESENT	
STORAGE	ADEQUATE #	SAND	FAIR	SEATING	
OTHER	INADEQUATE #	BARK MULCH	POOR	EVIDENCE OF VANDALISM	
PLAYGROUNDS (GENERAL)	ADEQUACY	ASPHALT	UNUSABLE	APPROPRIATENESS EVIDENT	
EQUIPMENT:	UNAVAILABLE	OTHER	UNAVAILABLE	POORLY LOCATED	
SURFACE	METAL	EXCELLENT	WELL LOCATED		
EDGING	WOOD	GOOD			
FENCING	METAL	FAIR			
AGE DISTRIBUTION:		POOR			
		UNUSABLE			
		WELL LOCATED			

	SURFACE CONDITION	MATERIALS	ORGANIZATION	ACCESS	PARKING
ACCESS, CIRCULATION AND PARKING					
PEDESTRIAN CIRCULATION	EXCELLENT	CONCRETE	POORLY ORGANIZED	ACCESS POINTS CONFUSING	PARKING ADEQUATE
VEHICULAR CIRCULATION	GOOD	STONE DUST/ GRAVEL	DESIRE LINES PRESENT	ACCESS POINTS UNCLEAR	PARKING UNAVAILABLE
PEDESTRIAN ACCESS	FAIR	OTHER	ORGANIZATION UNAVAILABLE	EASY VEHICLE ACCESS	PARKING OVERFLOWS ONTO STREETS
VEHICULAR ACCESS	POOR	WELL ORGANIZED	RESPONDS TO USER NEEDS	ACCESS UNRESTRICTED	PARKING UNAVAILABLE
MAINTENANCE ACCESS	UNUSABLE	BIT. CONCRETE	ACCESS POINTS CONFUSING	ACCESS UNRESTRICTED	PARKING ADEQUATE
ACCESS CONTROL:	UNAVAILABLE (SNOW)		ACCESS POINTS UNCLEAR		PARKING UNAVAILABLE
PARKING					½ in use ½ poor

CITY OF BOSTON
PARK EVALUATION

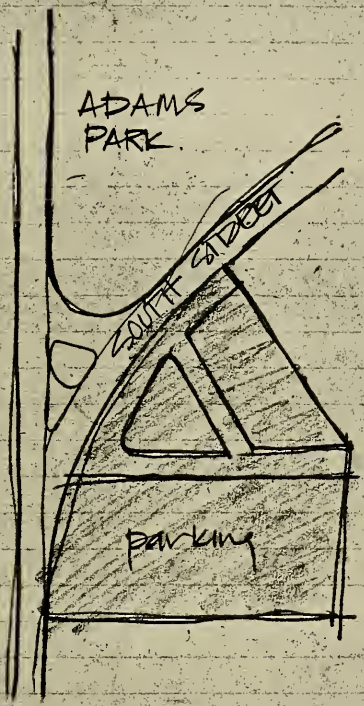
NATURAL PARK ELEMENTS

ROS / 1

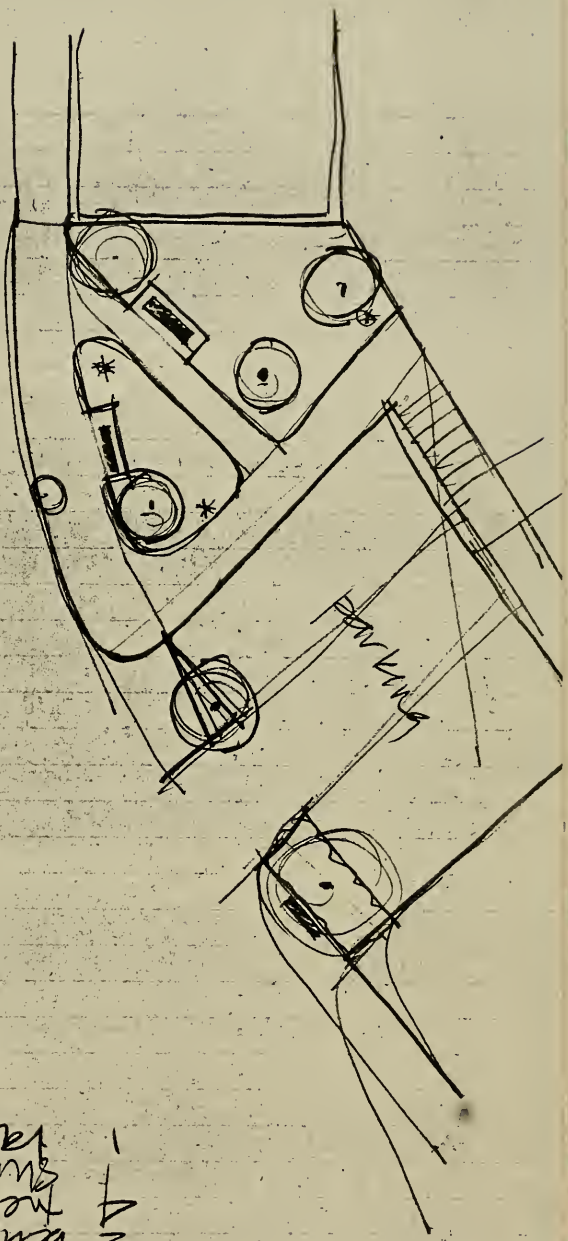
SITE NO.

	QUANTITY						CONDITION					LOCATION					MISC.
	EXISTS	QUANTITY	EXACT COUNT	ESTIMATED COUNT	MAINTENANCE REMOVAL	# COVERAGE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	INAPPROPRIATENESS	QUANTITY	QUALITY	EVIDENCE OF VANDALISM			
TREES	X	11	X		61							X	X			
SHRUBS																
TURF					70			X								OVERSEED WITH SHADE TOLERANT GRASS.
GROUNDCOVER																
FLOWER BEDS																
GROUND	5							2	3							3 BEDS WOULD BENEFIT BY LOCATING AT EDGE OF WALK
CONTAINER																
WEED SPECIES																
WOODS																
PONDS																
STREAMS																
SPECIAL ECOLOGICAL FEATURE/AREA																

Is this parks department ?



LOCATION



1 park
— swings
— floor
— bench
— seats

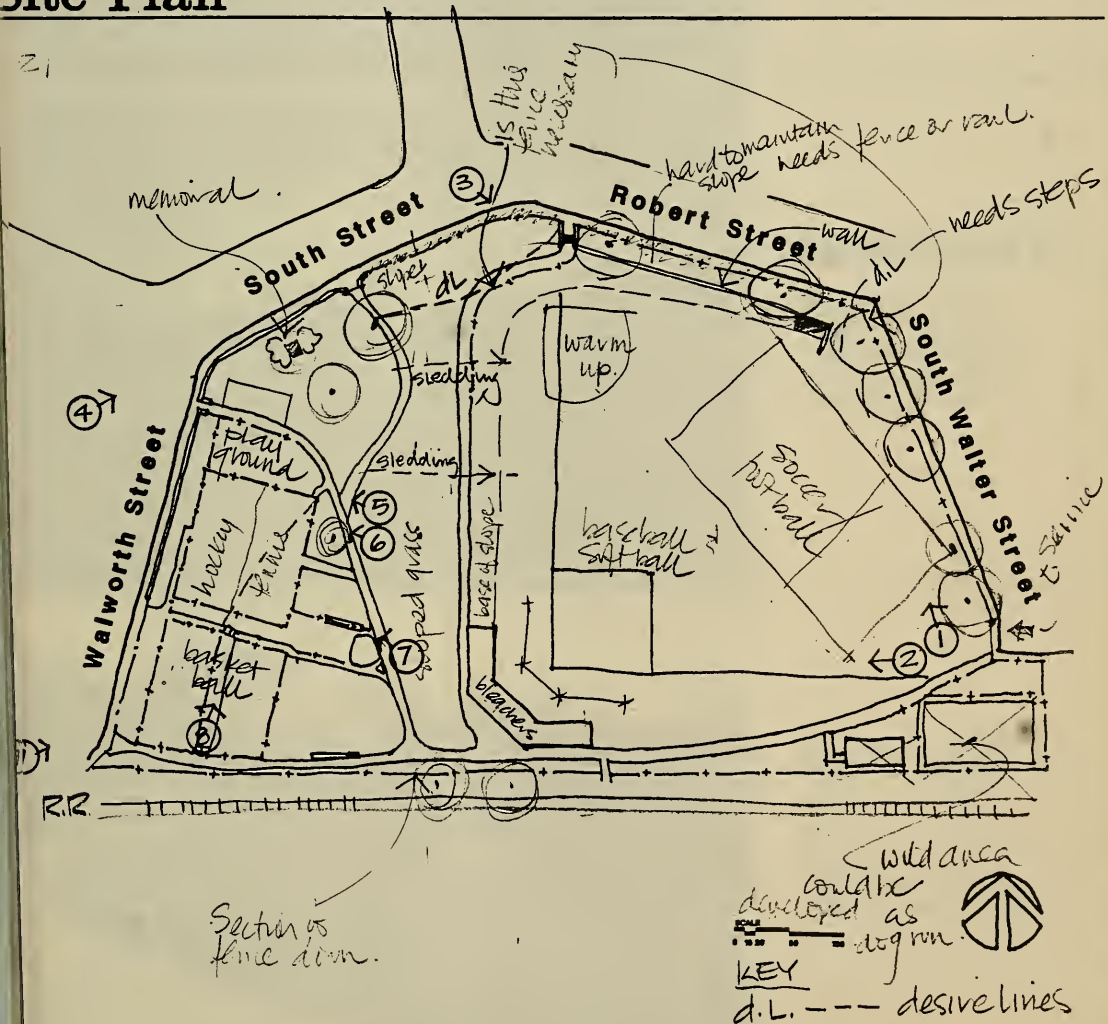
CITY OF BOSTON
PARK EVALUATION

ROS 2
SITE NO.

Neighborhood: ROSLINDALE
Site Name: FALLON FIELD
Location: BELGRADE & WALWORTH
Evaluation Team: SF & BH & CH
Evaluation Date: 3.27.87.
Surrounding Land Uses: Residential & R.R.

Site Type: Playground
Acreage: 7.57 A
Weather Conditions: Sunny.

Site Plan



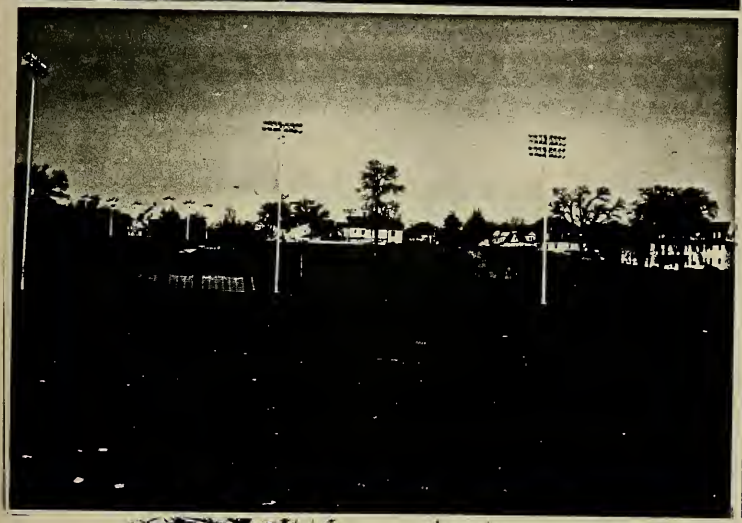
POS 2

SITE NO.



Site Photograph 1

View along edge of soccer field with retaining wall and slope along Robert Street. Fence or railing needed at wall to prevent people from falling over it.



Site Photograph 2

View across field to slope - good for sledding. Would be visually improved by planting of trees.



Site Photograph 3

Sloped area poorly maintained. Steps into park not used. Some sections of original fence remain.

ROS 2

SITE NO.



Site Photograph 4

Trees in need of surgery. Retaining wall falling down in some places.



Site Photograph 5

Playground, on a slope. Sand play surface gravitates downhill.



Site Photograph 6

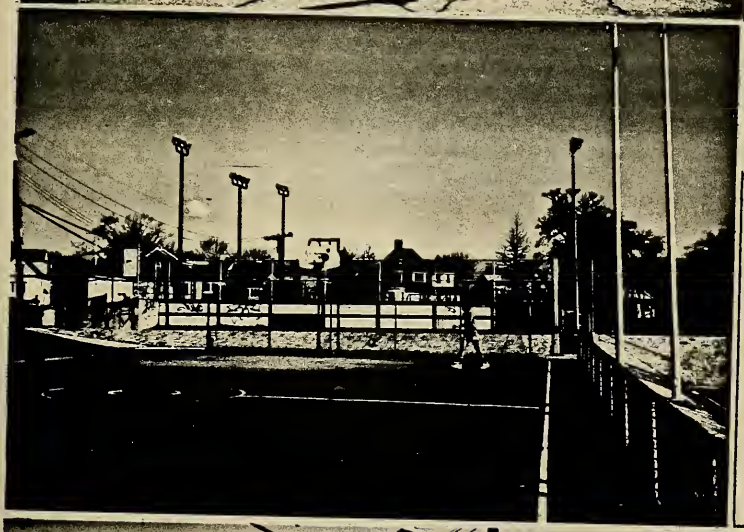
Playground. Rubber matting a safety hazard at edges. Old equipment infrequently used. Street hockey to left reportedly never used. Fencing vandalized.

R05
2
SITE NO.



Site Photograph 7

Entrance to courts. Litter, grass in drainage swail.



Site Photograph 8

Basketball in good condition and frequently used.



Site Photograph 9

Entrance to park at right. A "hangout" place at night.

Neighborhood: Roslindale
Site Name: Fallon Field
Location: South and Robert Streets
Acreage: 7.57 A
Site Type: Playground

Site Description:

Fallon field is a large, irregularly shaped park abutting the MBTA commuter rail to the south and Walworth, South, Robert and South Walter Streets along the other park edges. The high ground on the western half of the site is developed with tennis, basketball and street hockey courts as well as a playground. Below a steep embankment are located concrete spectator seating for a lighted baseball field and a field area used for soccer.

Condition Assessments:

Most of the Standard park-built elements are in fair to poor condition. Some elements (fencing, lights, bleachers, monument and steps) are in good condition. The sports facilities vary from fair to good condition, except for the street hockey court which is in poor condition. The play area is in fair condition, but the rubber safety matting is coming up and there is glass in the sand. The park's tree plantings are in fair condition and need immediate maintenance and tree surgery.

l.c.

Major Site Issues:

Fallon Field's topography and occasional mature tree plantings contribute positively to the park's visual quality. The hillside could be visually strengthened if additional trees were planted to highlight and accent it. Because of the size of the park relative to the number of large trees, the space has an open and somewhat bare character.

The circulation system needs to be improved. It is not adequately responding to circulation needs as is evidenced by several prominent dirt path ways through the park. Much of the existing walkway needs to be resurfaced.

The retaining wall along South Street is failing and needs repair. The perimeter fence along the rail line is also in need of repair.

The playground has been constructed on a slope and the sand surfacing is sliding downhill. There is fencing on only two sides, and the remaining two sides should be fenced.

DRAF

Neighborhood: Roslindale
Site Name: Fallon Field No.: ROS-2
Location: South and Robert Streets
Acreage: 7.57 A Site Type: Playground

Site Description:

Fallon Field is a large irregularly shaped park abutting the MBTA commuter rail to the south and Walworth, South, Robert and South Walter Streets along the other park edges. The high ground on the western half of the site is developed with tennis, basketball and street hockey courts as well as a playground. Below a steep embankment concrete spectator seating for a lighted baseball field and a field area used for soccer are located.

Condition Assessments:

Most of the standard park built elements are in fair to poor condition. Some elements - fencing, lights, bleachers, monument and steps - are in good condition. The sports facilities vary from fair to good condition, except for the street hockey court which is in good condition, although the rubber safety matting is coming up and there is glass in the sand. The park's tree plantings are in fair condition and need immediate maintenance and tree surgery.

Major Site Issues:

Fallon Field's topography and occasional mature tree plantings contribute positively to the park's visual quality. The hillside could be visually strengthened if additional trees were planted to highlight and accent it. Because of the size of the park relative to the number of large trees, the space has an open and somewhat bare character.

The circulation system needs to be improved. It is not adequately responding to circulation needs as is evidenced by several prominent undesignated ways through the park. Much of the existing walkway needs to be resurfaced.

The retaining wall along South Street is failing and needs repair. The perimeter fence along the rail line is also in need of repair.

The playground has been constructed on a slope and the sand surfacing is sliding downhill. There is fencing on only two sides, and the remaining two sides should be enclosed.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

SITE NO. ROS 2

	(response to context → desire paths)
LAYOUT/ORGANIZATION OF SPACE	Athletic facilities well located circulation system inadequate
USE OF PLANT MATERIALS	Fair – trees used to edge property & shade around playground
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	need additional plantings for interest
BARRIER FREE DESIGN	No. No curb cuts, steep slopes & steps throughout site
DRAINAGE CONDITION	lower level catch basins have silted in ∴ grass most & quite poor.
DESIGN-RELATED MAINTENANCE ISSUES	— none Upper level adequate
VANDALISM	not a major problem, but gangs & drug deals, - broken glass, graffiti
VACANT PARCEL TO SOUTH, EAST	No
VISIBILITY AND SAFETY:	
VISIBILITY INTO SPACE	Park organized in two levels ∴ cannot see lower from upper level
VISIBILITY OUT FROM SPACE	cannot see upland from lower level.
HIDDEN CORNERS IN SPACE	
CONDITION ASSESSMENTS:	
STANDARD PARK BUILT ELEMENTS	Except some benches & new paving, most paving, wall & benches fair to poor
SPORTS FACILITIES	facilities vary from fair to good
PLAYGROUNDS	Some facilities good. Some old & planned, low play value & no
BUILDINGS	— community between equipment
NATURAL PARK ELEMENTS	grass fair – needs overseeding & leveling, trees needs major maintenance

PRIMARY SITE ISSUES: (according to neighboring residents & DND IS)

- ☒ street hockey area ok. ☒ ☒ ☒

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS 2

SITE NO.

	AMOUNT	ADEQUATE #	INADEQUATE #	ADEQUACY UNRATABLE	CONCRETE	WOOD	WOOD & CONCRETE	WOOD & METAL	METAL	STONE	BRICK	CHAIN LINK	VINYL CHAIN LINK	BIT. CONCRETE	OTHER	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	EVIDENCE OF VANDALISM
BENCHES, PARK	6					4	2											4	2						X
BICYCLE RACKS	-																								
BLEACHERS	1				X												1					X			
BOLLARDS	-																								
CATCHBASINS	15															3		7							other structures probably present but buried.
CURBS																	1								
DRINKING FOUNTAINS	2				1			1																	
DUMPSTERS	-																								
FENCES													X	X		X		X				X			4 PARTS MISSING EXCEPT FOR STOCKADE FENCE GOOD CONDITION, REMAINING FENCING POOR CONDITION
GAME TABLES	2				X			X								1	1					X			X
LIGHTING																									
PEDESTRIAN:	4							X								4									
PARKING/ROAD:	-																								
SPORTS	22															22									
MONUMENTS	1							X								1									
PICNIC TABLES																									
RAILINGS																									
RAMPS	-																								
SERVICE GATES	-																								
SIGNS, ENTRY	-																								
STAIRS	2				X												1	X	1						one step is classified.
TRASH RECEPTACLES:	4				2			2										2	2						
WALLS					X													X	X			X			numerous walls vary considerably in condition
WATER FEATURES	-																								
OTHER	-																								

ITY OF BOSTON
ARK EVALUATION

SPORTS FACILITIES

ROS 2

SITE NO.

	AMOUNT	ADEQUATE	INADEQUATE #	INADEQUACY	SKINNED INFIELD	SODDED INFIELD	STONE DUST	ASPHALT	METAL	GRASS	OTHER	2 COVERAGE	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	EVIDENCE OF VANDALISM	LIGHTING PRESENT	YEAR SEATING PRESENT	SPECTATOR SEATING PRESENT	FENCING PRESENT
COURTS																										
BASKETBALL:	2																									
SURFACE																										
BACKBOARD/HOOP	4																									
TENNIS:	1																									
BANGBOARD																										
FENCING																										
SURFACE																										
NET POLES	2																									
OTHER COURT:																										
FIELDS																										
BASEBALL:	1																									
BACKSTOP																										
INFIELD																										
OUTFIELD																										
LITTLE LEAGUE:																										
BACKSTOP																										
INFIELD																										
OUTFIELD																										
SOFTBALL:																										
BACKSTOP																										
INFIELD																										
OUTFIELD																										
FOOTBALL: FIELD	1																									
SOCCER: FIELD																										
OTHER FIELD:																										
OTHER FACILITY:	1																									

Graffiti

DISTURBED BY USE AS SOFTBALL

DRAINAGE IS POOR. FIELD NO LONGER PITCHED PROPERLY.

50 50 50

SURFACE IS GOOD CONDITION

CITY OF BOSTON
PARK EVALUATION

PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

ROS 2

SITE NO.

BUILDINGS
- RECREATION
- RESTROOM
- STORAGE
- OTHER

PLAYGROUNDS
- PLAYGROUNDS (GENERAL)
- EQUIPMENT:
- SURFACE
- EDGING
- FENCING
- AGE DISTRIBUTION:

MISC.
- SAFETY PROBLEMS EVIDENT
- FENCING PRESENT
- SEATING PRESENT
- UNAVAILABILITY OF EVIDENCE
- INAPPROPRIATENESS
- POORLY LOCATED
- WELL LOCATED
- UNUSABLE
- POOR
- FAIR
- GOOD
- EXCELLENT
- OTHER
- ASPHALT
- BARK MULCH
- SAND
- CONCRETE
- METAL & WOOD
- WOOD
- METAL
- UNADAPTABLE
- INADEQUATE
- ADEQUATE
- # PLAY EQUIP.
- # PLAYGROUNDS

CONDITION

LOCATION

MATERIALS

ORGANIZATION

ACCESS

PARKING

SURFACE CONDITION
- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE
- UNADAPTABLE (SNOW)
- BIT. CONCRETE
- CONCRETE
- STONE DUST/ GRAVEL
- OTHER
- WELL ORGANIZED
- POORLY ORGANIZED
- DESIRE LINES
- ORIENTATION
- RESPONDS TO CONTEXT
- ACCESS POINTS
- ACCESS CONTROL
- EASY MAINTENANCE
- VEHICLE ACCESS
- ACCESS UNRATABLE
- PARKING NEARBY
- AVAIL. PARKING
- PARKING ADEQUATE
- INADEQUATE
- UNAVAILABLE

ACCESS, CIRCULATION AND PARKING
- PEDESTRIAN CIRCULATION
- VEHICULAR CIRCULATION
- PEDESTRIAN ACCESS
- VEHICULAR ACCESS
- MAINTENANCE ACCESS
- ACCESS CONTROL:
- PARKING

CITY OF BOSTON
PARK EVALUATION

NATURAL PARK ELEMENTS

ROS 2

SITE NO.

	EXISTS	QUANTITY	EXACT COUNT	ESTIMATED COUNT	MAINTENANCE	REMOVAL	# COVERAGE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	QUANTITY AND QUALITY	EVIDENCE OF VANDALISM	MISC.
TREES	X	21	X		102					X				
SHRUBS	X													
TURF	X				65									
GROUNDCOVER														
FLOWER BEDS														
GROUND														
CONTAINER														
WEED SPECIES														
WOODS														
PONDS														
STREAMS														
SPECIAL ECOLOGICAL FEATURE/AREA														

trees by playground need pruning
Id Norway Maples, heathwood boulevard

a dead w/ost 3 tree stumps only

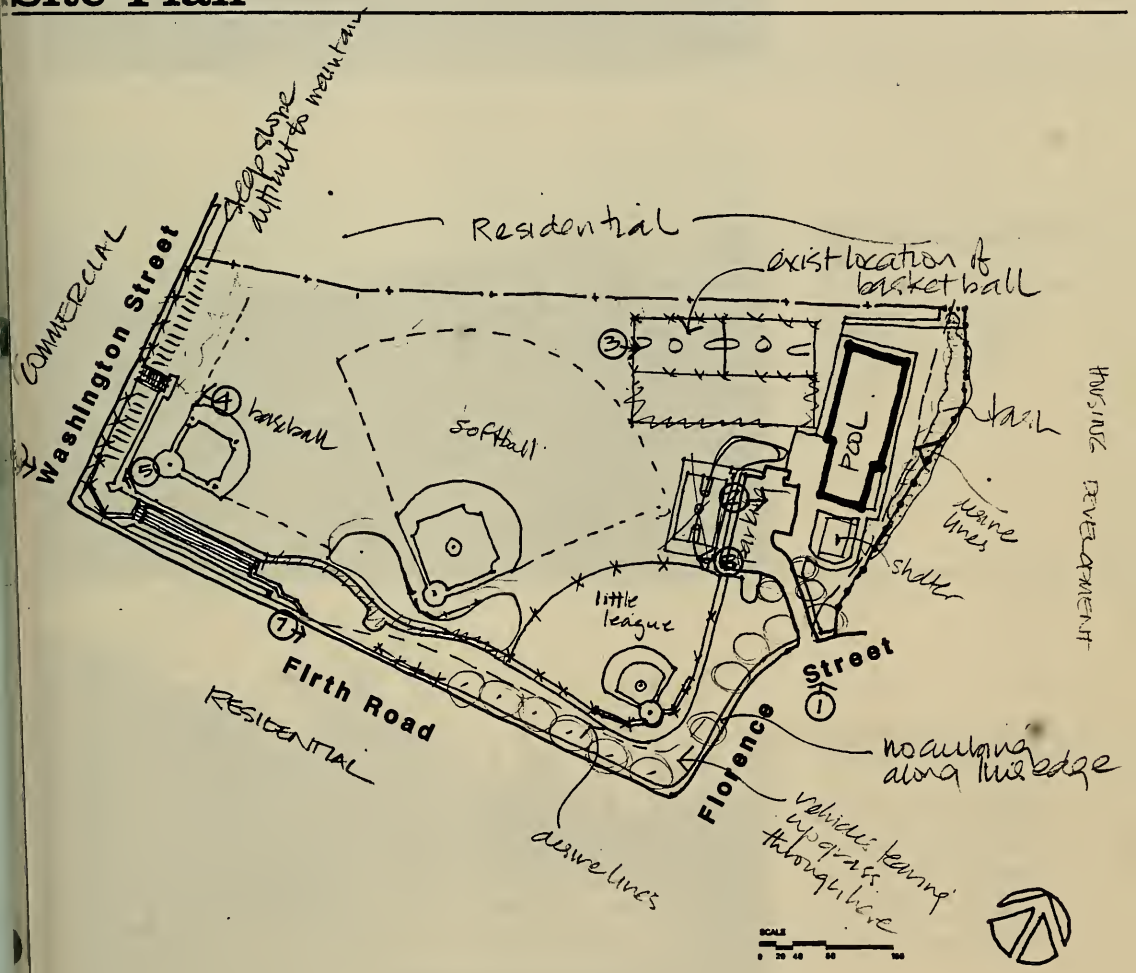
many value pathes & deteriorating
inadequate walkway system
vegetative in worn areas. Shrub
areas often poorly maintained

CITY OF BOSTON
PARK EVALUATION

ROS 33
SITE NO.

Neighborhood: ROSLINDALE
Site Name: HEALY PLAYGROUND
Site Type: Playfield
Location: WASHINGTON ST & FIRTH RD.
Acreage: 9.63A
Evaluation Team: SF & PH
Weather Conditions:
Evaluation Date: 3.26.07.
Drizzle.
Surrounding Land Uses: Residential, commercial.

Site Plan



ROS 3

SITE NO.



Site Photograph 1

View into parking lot, pool building and bermed area behind parking.



Site Photograph 2

Planting of Hawthorns. Difficult to maintain because of thorns. Overgrown. Needs removal.

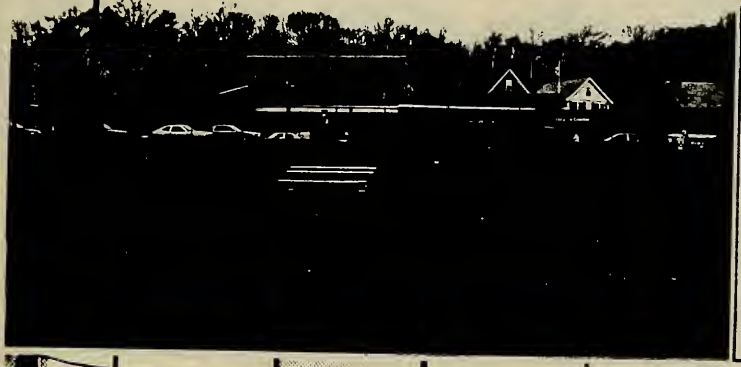


Site Photograph 3

Lack of maintenance; vandalism. Basketball courts located far into park, difficult to police. Location next to parking lot would be preferable.

ROS 3

SITE NO.



Site Photograph 4

Slope behind bleacher being eroded. Used as a short cut. Railing along stairs would prevent such use.



Site Photograph 5

Water fountain. Good stone work. Visual character could be enhanced with planting.



Site Photograph 6

Bleak, utilitarian face of park on Washington St. Sign too small to announce park.

R03
3
SITE NO.



Site Photograph 7

Desire lines, or undesignated ways along park. Plans for renovation indicate paths here. Fencing has been kept to a minimum along Furth and Florence Streets. Positive step not to over-fence park.



Site Photograph 8

View across field. Park barren looking, needs more planting.

Site Photograph 9

Nieghborhood: Roslindale
Site Name: Healy Playground
Location: Washington Street and Firth Road
Acreage: 9.63 A
Site Type: Playfield

Site Description:

Healy Playground, a trapezoidal park, is prominently located on Washington Street and bordered by Firth Road, Florence Street and residences. The park consists of large playing fields, basketball courts and a pool building. The site has some shade tree plantings along Firth and Florence Street as well as adjacent to a parking area near the pool building.

Condition Assissments:

Almost all standard park-built elements are in fair to good condition, except for some areas of fencig which are in poor condition. The sports fields are in fair condition. However, the basketball courts are badly vandalized and unusable. The pool building is extremely vandalized and unusable. The trees are, for the most part, in good condition. The shrub bed adjacent to the parking area is in very poor condition and needs improved maintenance. The non-sports turf is in fair condition. Healy Playground is scheduled for renovation by the City.

fence

Major Site Issues:

Healy Playground suffers from deterioration and abuse. Vandalism appears to be an extraordinary problem for this park. The basketball courts, remotely located along the north edge of the property, are totally ruined. Dirt bikes have torn up the grass in some areas. Maintenance also appears to be minimal.

The bare and severe appearance of the park will be greatly improved with additional tree plantings planned by the City. The many grassy areas not reserved for sports play would be good places for such planting, particularly along the embankment below Washington Street.

Development of an internal pedestrian circulation system wide enough to accommodate maintenance vehicles would respond both to the need for pathways (indicated by worn paths), as well as the need for maintenance.

DRAFT

Neighborhood: Roslindale
Site Name: Healy Playground No.: ROS-3
Location: Washington Street and Firth Road
Acreage: 9.63 A Site Type: Playfield

Site Description: Healy Playground, a trapezoidal park, is prominently located on Washington Street and bounded by Firth Road, Florence Street and residences. The park consists of large playing fields, basketball courts and a pool building. The site has some shade tree plantings along Firth and Florence Street as well as adjacent to a parking area near the pool building.

Condition Assessments: Almost all standard park built elements are in fair to good condition, except for some areas of fencing which are in poor condition. The sports fields are in fair condition. However, the basketball courts are badly vandalized and unusable. The pool building is extremely vandalized and unusable. The trees are, for the most part, in good condition. The shrub bed adjacent to the parking area is in very poor condition and needs improved maintenance. The non-sports turf is in fair condition. Healy Playground is scheduled for renovation by the City.

Major Site Issues: Healy Playground suffers from deterioration and abuse. Vandalism appears to be an extraordinary problem for this park. The basketball courts, remotely located along the north edge of the property, are totally ruined. Dirt bikes have torn up the grass in some areas. Maintenance also appears to be minimal.

The bare and severe appearance of the park will be greatly improved with additional tree plantings planned by the City. The many grassed areas not reserved for sports play would be good places for such planting, particularly along the embankment below Washington Street.

Development of an internal pedestrian circulation system wide enough to accommodate maintenance vehicles would respond both to the need for pathways (indicated by worn paths), as well as the need for maintenance.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

SITE NO. RDS 3

CONSIDERATIONS:	lack of paved walkways. - circulation needs improv.
LAYOUT/ORGANIZATION OF SPACE	basketball courts located too far from road age - no surveillance.
USE OF PLANT MATERIALS	inadequate. need for more trees & shrub massings
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	
BARRIER FREE DESIGN	No. Only to pool bldg.
DRAINAGE CONDITION	adequate
DESIGN-RELATED MAINTENANCE ISSUES •	bankenny on slope diff to maintain • remote location of basketball.
VANDALISM • dumping •	graffiti., totally destroyed basketballcts • slope along Wash St diff to maintain
VACANT PARCEL TO SOUTH, EAST	No
VISIBILITY AND SAFETY:	fine, except behind pool house
VISIBILITY INTO SPACE	→
VISIBILITY OUT FROM SPACE	good except berm obscures some view
HIDDEN CORNERS IN SPACE	behind pool bldg.
CONDITION ASSESSMENTS:	fair - most fencing & benches
STANDARD PARK BUILT ELEMENTS	good - bleacher, sportslighting, some benches & fencing
SPORTS FACILITIES unusable - basketball, fair to good. basketball	
PLAYGROUNDS	none
BUILDINGS	unusable
NATURAL PARK ELEMENTS	trees good, grass - fair.

PRIMARY SITE ISSUES:

- ☒ No playgrounds.
- ☒ Basketball cts v. poorly located away from road ∴ difficult surveillance ∴ totally destroyed
- ☒ Ped. circulation poor - pathways need to be installed to respond to desire lines
- ☒ minimal maintenance & vandalism are major problems. Improved maint. & surveillance needed
- ☒ Park bare & severe - needs additional planting to soften space & break up eg fill in behind backstops along Fairmount; plant slope along Wash St
- ☐ Need curb along road edge on Hancock St
- ☐ Dirt bikes tearing up grass

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS
3
SITE NO.

| | QUANTITY | | |

CITY OF BOSTON
PARK EVALUATION

SPORTS FACILITIES

ROS 3

SITE NO.

		AMOUNT	INADEQUATE #	ADEQUATE #	INADEQUACY UNDETERMINED	SKINNED INFIELD	SODDED INFIELD	STONE DUST	ASPHALT	METAL	GRASS	OTHER	% COVERAGE	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNDERTABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS UNDETERMINED	EVIDENCE OF VANDALISM	LIGHTING PRESENT	LIGHTING NEEDED	SEATING PRESENT	SEATING NEEDED	FENCING PRESENT	MISC.
COURTS	BASKETBALL:	2																											
	SURFACE							X																					
	BACKBOARD/HOOP																												
	TENNIS:																												
	BANGBOARD																												
	FENCING																												
	SURFACE																												
	NET POLES																												
	OTHER COURT:																												
FIELDS	BASEBALL:	1																											
	BACKSTOP								X																				
	INFIELD						X																						
	OUTFIELD											X																	
	LITTLE LEAGUE:	1																											
	BACKSTOP								X																				
	INFIELD						X																						
	OUTFIELD											X																	
	SOFTBALL:	1																											
	BACKSTOP								X																				
	INFIELD						X																						
	OUTFIELD											X																	
	FOOTBALL: FIELD																												
	SOCCER: FIELD																												
	OTHER FIELD:																												
	OTHER FACILITY:																												

OFF IN DISTANCE

OFF SITE: TWO COURTS PARTIALLY DISTURBED.

2 FOR SPECIAL EVENTS

NO PARKING LOT

FIRST BASES

FIELD FENCE NEEDS REPAIR

SOME DEPRESSIONS NEED FILLING

DIRT BIKES

70

70

90

65

CITY OF BOSTON
PARK EVALUATION

BUILDINGS AND PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

p.8

ROS 3

SITE NO.

BUILDINGS

- RECREATION: pool
- RESTROOM
- STORAGE
- OTHER: shelter

PLAYGROUNDS

- PLAYGROUNDS (GENERAL)
- EQUIPMENT:
- SURFACE
- EDGING
- FENCING
- AGE DISTRIBUTION:

BUILDINGS/PLAYGROUNDS

- ADEQUATE
- INADEQUATE
- ADEQUATE # INADEQUATE
- METAL
- WOOD
- METAL & WOOD
- CONCRETE
- SAND
- BARK MULCH
- ASPHALT
- OTHER: Brick
- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE
- WELL LOCATED
- POORLY LOCATED
- APPROPRIATENESS
- INAPPROPRIATE
- EVIDENCE OF VANDALISM
- SEATING PRESENT
- FENCING PRESENT
- SAFETY PROBLEMS EVIDENT

ACCESS, CIRCULATION AND PARKING

- PEDESTRIAN CIRCULATION
- VEHICULAR CIRCULATION
- PEDESTRIAN ACCESS
- VEHICULAR ACCESS
- MAINTENANCE ACCESS
- ACCESS CONTROL:
- PARKING: 17 cars

Does not respond to context

SURFACE CONDITION

- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE
- UNATTAINABLE (SNOW)
- BIT. CONCRETE
- STONE DUST/GRAVEL
- OTHER
- WELL ORGANIZED
- POORLY ORGANIZED
- DESIRE LINES ORGANIZATION
- RESPONDS TO CONTEXT
- ACCESS POINTS UNCLEAR
- ACCESS POINTS CONTROL
- EASY MAINTENANCE ACCESS
- ACCESS UNSUITABLE FOR VEHICLES
- PARKING UNSUITABLE
- NEARBY AVAILABLE PARKING
- PARKING ADEQUATE
- PARKING INADEQUATE
- PARKING UNAVAILABLE

CITY OF BOSTON
PARK EVALUATION

NATURAL PARK
ELEMENTS

ROS
3

SITE NO.

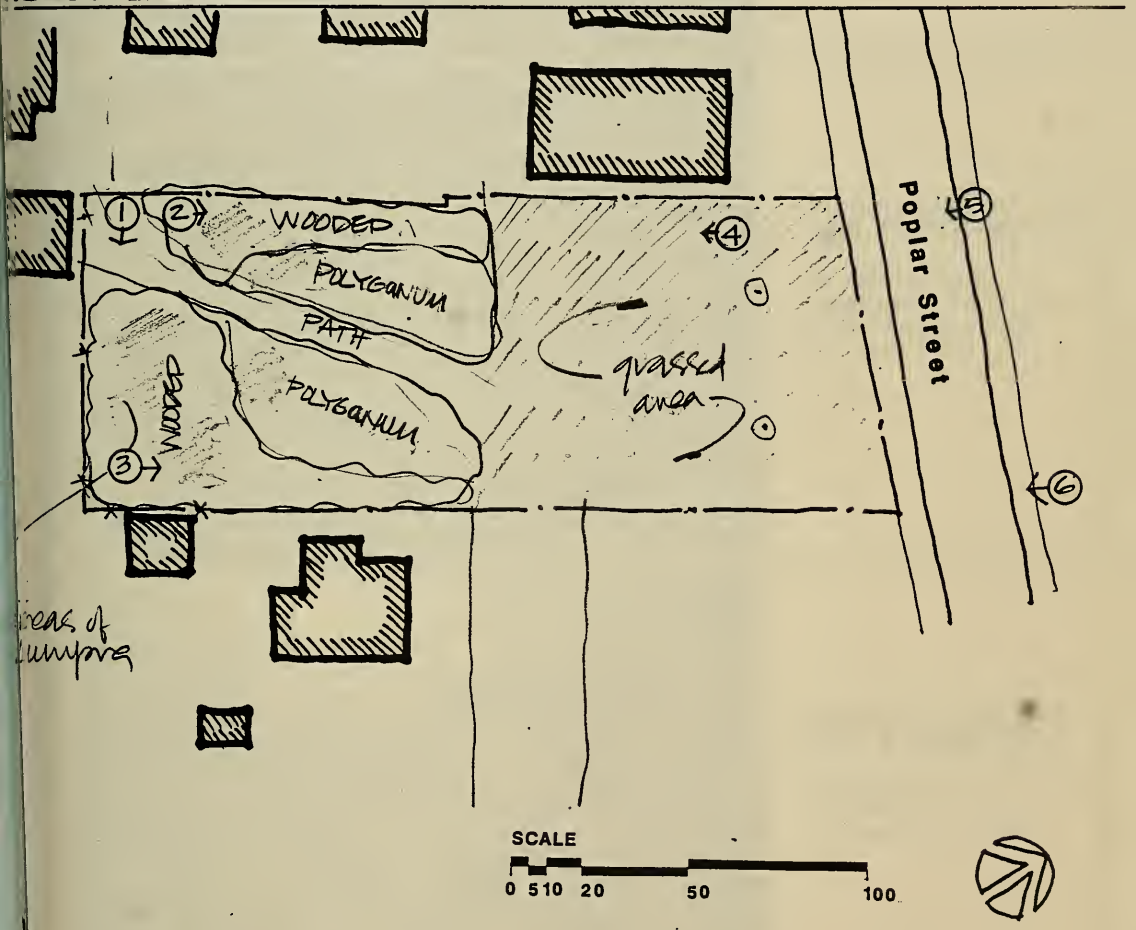
	QUANTITY								CONDITION								LOCATION	MISC.
	EXISTS	QUANTITY	EXACT COUNT	ESTIMATED COUNT	MAINTENANCE REMOVAL	# COVERAGE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	DURABILITY	SAFETY HAZARDS	DEFICIENCY OF ELEMENT	EVIDENCE OF VANDALISM				
TREES	X	X						X										
SHRUBS	X							X									on berm, cut back	
TURF	X					65		X									many depressions, stones, gopher holes, weak work	
GROUNDCOVER																		
FLOWER BEDS																		
GROUND																		
CONTAINER																		
WEED SPECIES	X																along fenceline	
WOODS																		
PONDS																		
STREAMS																		
SPECIAL ECOLOGICAL FEATURE/AREA																		

CITY OF BOSTON
PARK EVALUATION

ROS 4.
SITE NO.

Neighborhood: ROSLINDALE
Site Name: HILLSIDE ST. PLAY AREA
Site Type: Undeveloped Lot
Location: POPLAR BTWN HILLSIDE & DELAND
Acreage: .44A
Evaluation Team: SF & BH
Weather Conditions:
Evaluation Date: 3.20.87
cloudy
Surrounding Land Uses: Residential

Site Plan



ROS
4

SITE NO.



Site Photograph 1

Dumping of blacktop and other construction materials.



Site Photograph 2

No mature trees. Trees could be thinned to encourage growth of shade trees.



Site Photograph 3

Dumping quite extensive. Currently covered by leaves.

ROS 4

SITE NO.



Site Photograph 4

Canes of polyganum, an extremely invasive weed. Site needs continued maintenance to prevent species from taking over site.



Site Photograph 5

Streetside half of site maintained as lawn.



Site Photograph 6

One of two young trees planted. By neighborhood group?

Neighborhood: Roslindale
Site Name: Hillside Street Play Area
Location: Poplar Street between Hillside Avenue and Delano
Acreage: 0.44 A
Site Type: Undeveloped Lot

Site Description:

Hillside Street Play Area is a small rectangular sloping site located on Poplar Street with a right-of-way access through Delano Court. The lower half of the site adjacent to Poplar Street is a lawn. The rear half of the site is dominated by polyganum thickets and maple and elm trees that have established themselves in the area. The site has occasionally been used as a dump. There are no developed park facilities. The site is evidently used for informal play.

Major Site Issues:

The size of this parcel, its narrow rectangular form and its slope limit its ability to be developed. Leveling the site would require considerable retaining wall construction. Development as a passive use area, possibly including play structures, would be the best use of this area.

No condition assessment?
OK

DR

Neighborhood: Roslindale
Site Name: Hillside Street Play Area No.: ROS-4
Location: Poplar Street between Hillside Avenue and Delano
Acreage: 0.44 A Site Type: Undeveloped Lot

Site Description: Hillside Street Play Area is a small rectangular sloping site located on Poplar Street with a right-of-way access through Delano Court. The lower half of the site adjacent to Poplar Street is a lawn. The rear half of the site is dominated by Polyganum thickets and Maple and Elm trees that have established themselves in the area. The site has occasionally been used as a dump. There are no developed park facilities. The site is evidently used for informal play.

Major Site Issues: The size of this parcel, its narrow rectangular form and its slope limit its ability to be developed. Leveling the site would require considerable retaining wall construction. Development for a passive use area, possibly including play structures, would be its best use.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

SITE NO. RDS 4

LAYOUT/ORGANIZATION OF SPACE	UNDEVELOPED. ONLY FRONT ½ IS MAINTAINED AS LAWN. THE REST WILD
USE OF PLANT MATERIALS	—
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	—
BARRIER FREE DESIGN	—
DRAINAGE CONDITION	ADEQUATE
DESIGN-RELATED MAINTENANCE ISSUES	—
VANDALISM	DUMPING
VACANT PARCEL TO SOUTH, EAST	
VISIBILITY AND SAFETY:	
VISIBILITY INTO SPACE	GOOD EXCEPT FOR POLYGONUM JACKET
VISIBILITY OUT FROM SPACE	GOOD " " " "
HIDDEN CORNERS IN SPACE	NONE " " " "
CONDITION ASSESSMENTS:	
STANDARD PARK BUILT ELEMENTS	—
SPORTS FACILITIES	—
PLAYGROUNDS	—
BUILDINGS	—
NATURAL PARK ELEMENTS	LAWN NEEDS LEVELING

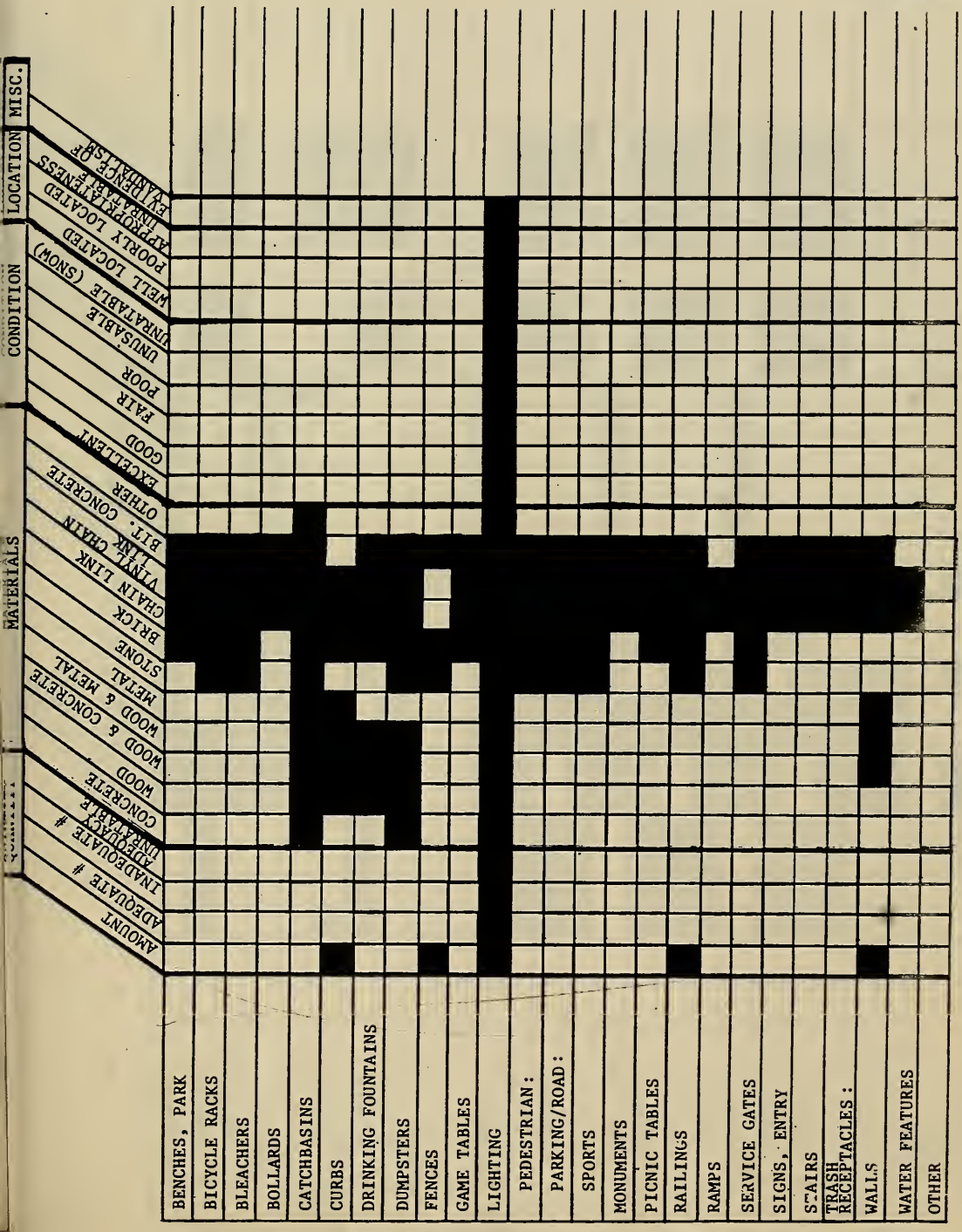
PRIMARY SITE ISSUES:

- PARK COULD BE DEVELOPED AS SIMPLE OPEN GRASSED AREA FOR PLAY HOWEVER SLOPING GRADE WOULD NEED TO BE LEVELED
- SMALL SIZE WOULD PRECLUDE MANY USES
- SURVEILLANCE COULD BE A PROBLEM IF 6' HIGH REMAINING WALL ALONG REAR ST. WAS CONSTRUCTED

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS
4
SITE NO.

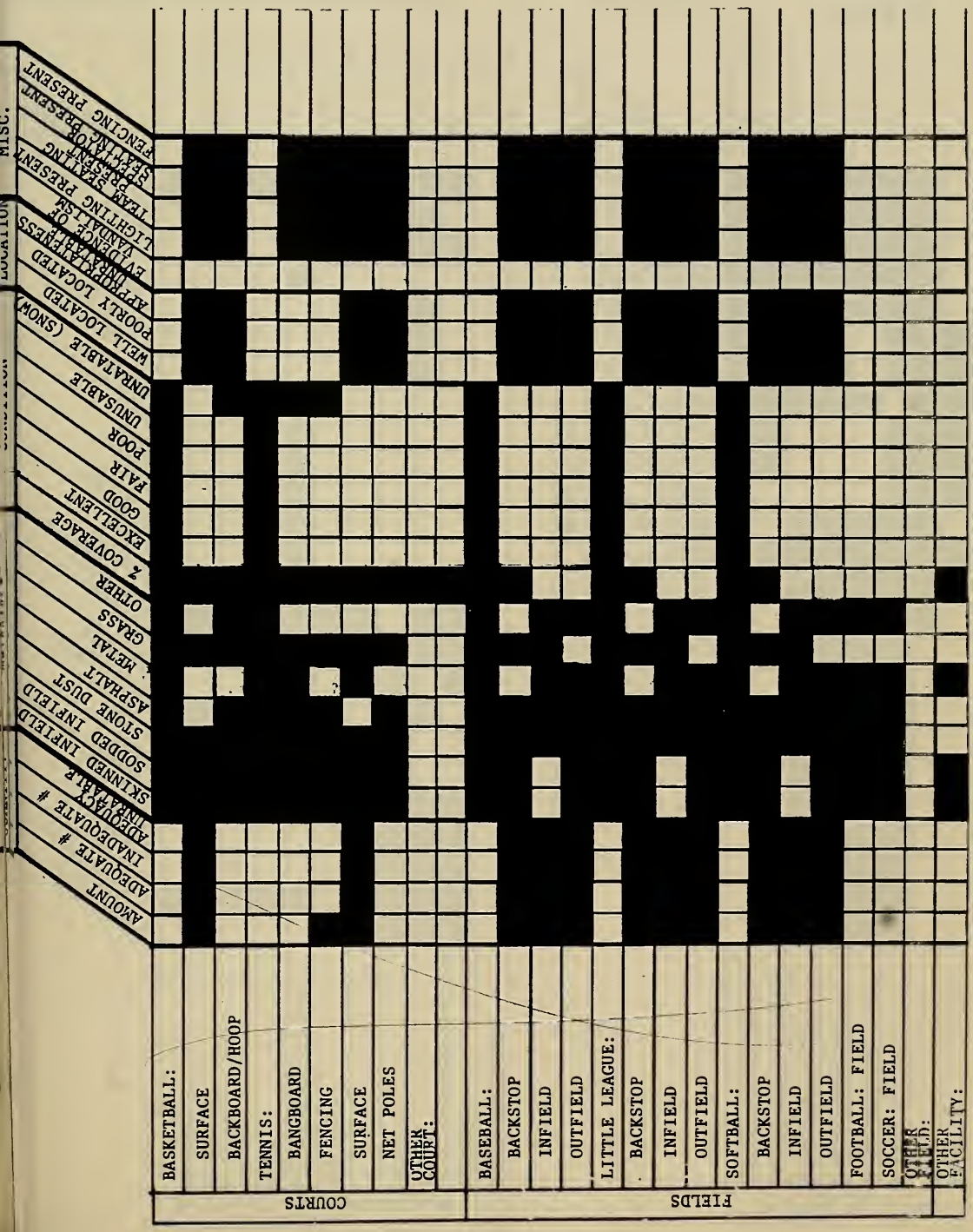


CITY OF BOSTON
PARK EVALUATION

SPORTS FACILITIES

ROS / 4

SITE NO.



CITY OF BOSTON
PARK EVALUATION

BUILDINGS AND PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

ROS 4

SITE NO.

BUILDINGS
- RECREATION
- RESTROOM
- STORAGE
- OTHER

PLAYGROUNDS
- PLAYGROUNDS (GENERAL)
- EQUIPMENT:
  - SURFACE
  - EDGING
  - FENCING
- AGE DISTRIBUTION:

BUILDINGS/PLAYGROUNDS
- # BUILDINGS/PLAYGROUNDS
- # PLAY EQUIP.
- ADEQUATE #
- INADEQUATE #
- ADEQUACY UNAVAILABLE

MATERIALS
- WOOD
- METAL & WOOD
- CONCRETE
- SAND
- BARK MULCH
- ASPHALT
- OTHER

CONDITION
- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE

LOCATION
- WELL LOCATED
- POORLY LOCATED
- APPROPRIATENESS UNAVAILABLE
- EVIDENCE OF VANDALISM
- SEATING PRESENT
- FENCING PRESENT
- SAFETY PROBLEMS EVIDENT

MISC.

ACCESS, CIRCULATION AND PARKING

PEDESTRIAN CIRCULATION
- PEDESTRIAN ACCESS
- VEHICULAR ACCESS
- MAINTENANCE ACCESS
- ACCESS CONTROL:

PARKING

SURFACE CONDITION
- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE
- BIT. CONCRETE
- STONE DUST/GRAVEL
- OTHER

MATERIALS
- WELL ORGANIZED
- POORLY ORGANIZED
- DESIRE LINES
- ORIENTATION
- RESPONDS TO CONTEXT
- ACCESS POINTS
- LIMITED ACCESS
- ACCESS CONTROL
- EASY MAINTENANCE VEHICLE ACCESS
- ACCESS UNAVAILABLE
- PARKING ADEQUATE
- NEARBY AVAILABLE PARKING
- PARKING INADEQUATE
- PARKING UNAVAILABLE

ORGANIZATION

ACCESS

PARKING

CITY OF BOSTON
PARK EVALUATION

NATURAL PARK
ELEMENTS

ROS
4
SITE NO.

	EXISTS	QUANTITY	EXACT COUNT	ESTIMATED COUNT	MAINTENANCE	REMOVAL	% COVERAGE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	DURABILITY	SCENIC VALUE	EVIDENCE OF VANDALISM	MISC.
TREES	X	20													40'x60' area of 4-8" Cal. trees
SHRUBS															
TURF															
GROUNDCOVER															
FLOWER BEDS															
GROUND															
CONTAINER															
WEED SPECIES	X														THICKETS OF KNOT WEED (Polygonum)
WOODS															
PONDS															
STREAMS															
SPECIAL ECOLOGICAL FEATURE/AREA															SEVERAL LARGE BOULDERS

CITY OF BOSTON
PARK EVALUATION

residential parking

Ros D

SITE NO.

Neighborhood: ROSLINDALE

Site Name: PARKMAN PLAYGROUND

Location: WACHUSETT & BARLOW.

Evaluation Team: CF & BH & CH

Evaluation Date: 3.27.87

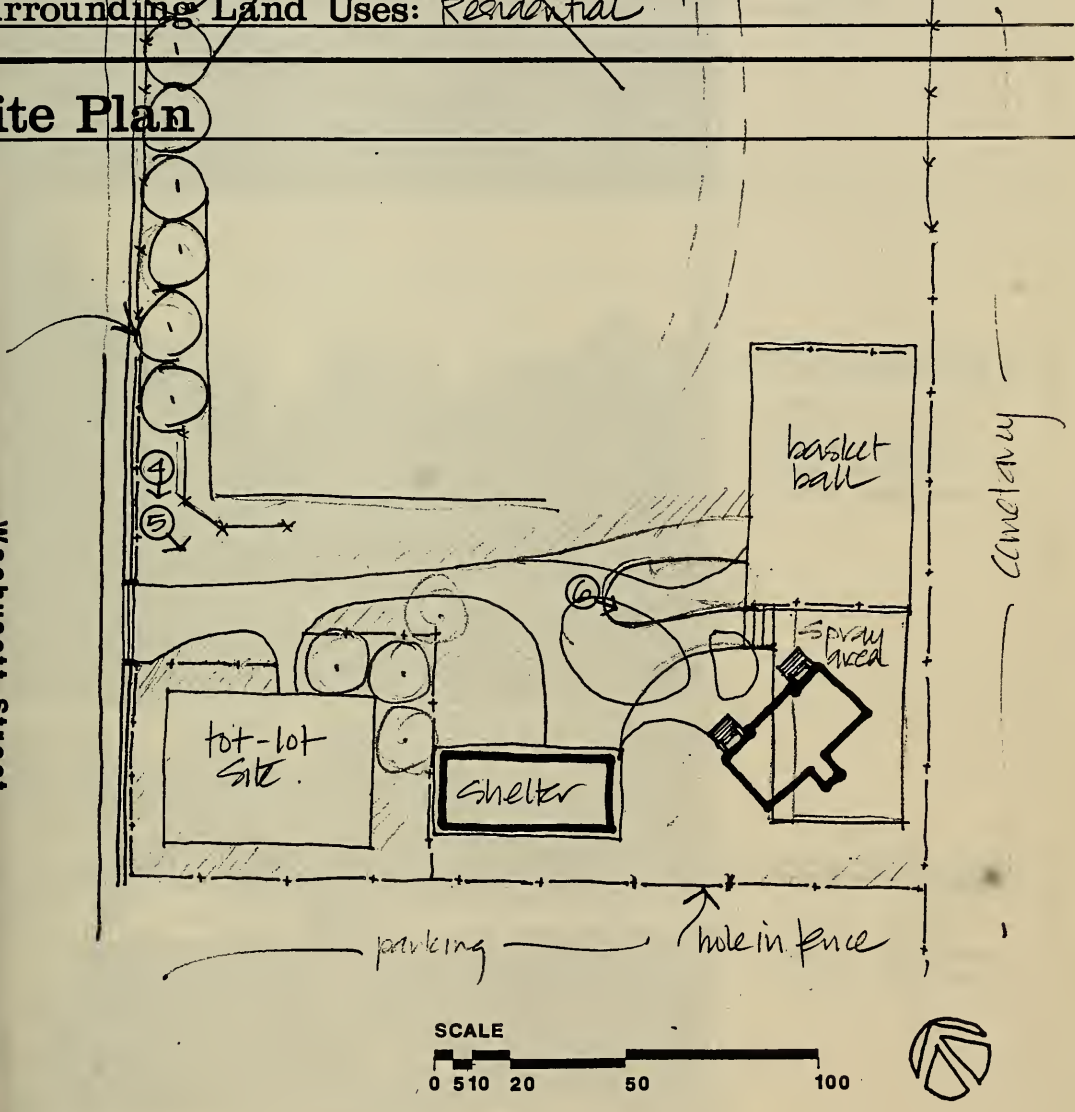
Site Type: playlot

Acreage: 2.06 A

Weather Conditions: Sunny

Surrounding Land Uses: Residential

Site Plan



ROS 5

SITE NO.



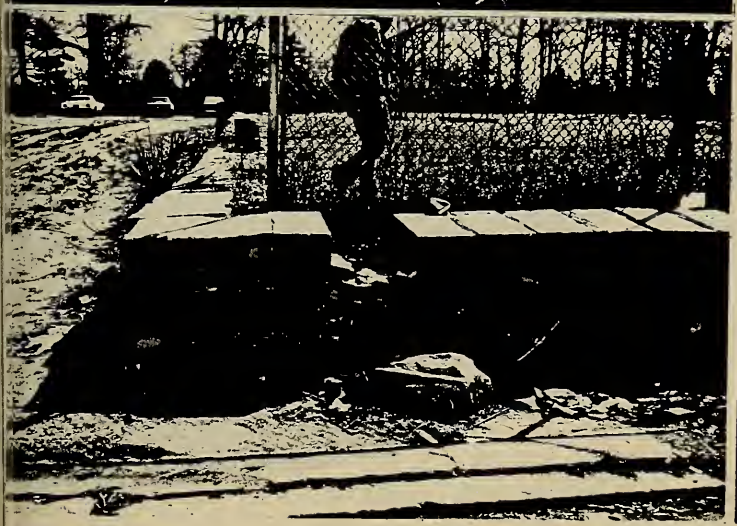
Site Photograph 1

Bollards work well to restrict vehicular access. Less intrusive than chain link fence.



Site Photograph 2

Maintenance vehicle access, compacting grass. Basketball in left background.



Site Photograph 3

Stone wall in good condition, but needs repair in this area.

ROS
5

SITE NO.



Site Photograph 4

Site for renovated playground.



Site Photograph 5

Standard park shelter.



Site Photograph 6

Spray area, not in use. Used as a "hang out" place.

DRAFT

Neighborhood: Roslindale
Site Name: Parkman Playground No.: ROS-5
Location: Wachusett Street
Acreage: 2.06 A Site Type: Playground

Site Description: Parkman Playground is a rectangular park located at the corner of Wachusett and Barlow Streets. It abuts the Forest Hills Cemetery to the east and a large parking lot to the south. In order to develop two little league fields the originally sloping site was leveled and a well-built stone wall sited along Wachusett Street. The slope below the cemetery was partially excavated. A basketball court and a spray pool are located in this southwest corner of the park. There is an open-air shelter near Wachusett Street, and a playground under renovation.

Condition Assessments: Most of the standard park built elements are in fair to good condition except for chain link fencing which is deteriorated in some sections. The wall also needs repair in some areas. The basketball court is in fair to good condition and the little league fields are in fair to poor condition. Infields need improvement and outfields are in need of regrading. The trees are for the most part in good condition, requiring maintenance. Parkman Playground is scheduled for renovation, including rehabilitation of sports facilities and fence repair as well as the playground renovation currently underway.

Major Site Issues: Bollards are used to restrict vehicular access in some areas of Parkman Playground. Their use demonstrates a successful and a visually more pleasing solution to traffic control.

The visual quality of the Wachusett Street park edge would be greatly improved if the chain link fence were installed on a concrete mow-strip to facilitate weed removal. The park edge along Barlow Street would be significantly improved if it were paved and a curbed sidewalk installed.

DR/

Maintenance of the basketball court and playground currently requires that maintenance vehicles traverse the entire length of the ballfield. This traffic compacts the soil and damages the grass. Provision for maintenance vehicle access should be made. The steep slope above the basketball court and spray pool is difficult to maintain and may require the construction of a retaining wall.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

SITE NO. ROS 5

DESIGN CONSIDERATIONS:	
LAYOUT/ORGANIZATION OF SPACE	Good
USE OF PLANT MATERIALS	Needs more intensive treatment.
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	
BARRIER FREE DESIGN	NO.
DRAINAGE CONDITION	See below.
DESIGN-RELATED MAINTENANCE ISSUES	No maintenance access without crossing field, steep slopes in several areas
VANDALISM	Much drinking, broken bottles, and graffiti.
VACANT PARCEL TO SOUTH, EAST	cemetery
VISIBILITY AND SAFETY:	
VISIBILITY INTO SPACE	high area along road blocks view into much of the park.
VISIBILITY OUT FROM SPACE	Good
HIDDEN CORNERS IN SPACE	None.
CONDITION ASSESSMENTS:	
STANDARD PARK BUILT ELEMENTS	Good condition to fair condition. Spray area unusable.
SPORTS FACILITIES	Basketball good condition. Fields in substandard condition.
PLAYGROUNDS	Demolished.
BUILDINGS	Recent renovation. Needs painting.
NATURAL PARK ELEMENTS	Good condition. Grass needs improvement.

PRIMARY SITE ISSUES:

- ☒ MAINTENANCE ACCESS TO BASKETBALL & PLAYGROUND requires traversing field.
- ☒ DRAINAGE structure in center of basketball ct and baseball outfield. NOT GOOD
- ☐ Field is very irregular, needs regrading.
- ☐ New Tot area should be graded to be level.
- ☐ No handicap access.
- ☐ TRASH PICK up needed.
- ☐ Steep slopes need to be addressed - [illegible] maintain

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS
5
SITE NO.

	AMOUNT	ADEQUATE	INADEQUATE #	ADEQUACY UNKNOWN	CONCRETE	WOOD	WOOD & CONCRETE	METAL	STONE	BRICK	CHAIN LINK	VINYL CHAIN LINK	BIT. CONCRETE	OTHER	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNRATABLE	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS OF LOCATION	EXISTENCE OF HAZARDS	MISC.
BENCHES, PARK	10															7	3					X			
BICYCLE RACKS	-																								
BLEACHERS	-																								
BOLLARDS	27						X									X					X				
CATCHBASINS	2															X					X				PERHAPS SHOULD NOT BE CENTERED ON FIELD OF BASEBALL CT.
CURBS																									
DRINKING FOUNTAINS	1				1											1					X				
DUMPSTERS	-																								
FENCES									X							X	X								can't tell from considerably
GAME TABLES	2				2											2					X				
LIGHTING																									
PEDESTRIAN:	1					1										1					X				GRANITE
PARKING/ROAD:	-																								
SPORTS	2				2																X				
MONUMENTS	-																								
PICNIC TABLES	1				1											1					X				
RAILINGS																									
RAMPS	-																								
SERVICE GATES	1							X								1					X				
SIGNS, ENTRY	-																								
STAIRS	1				X											X					X				
TRASH RECEPTACLES: 55 D.	1				X											X					X				
WALLS								X																	
WATER FEATURES																			X						SPRAY POOL
OTHER	1																							?	

CITY OF BOSTON
PARK EVALUATION

SPORTS FACILITIES

ROS 5

SITE NO.

		AMOUNT	ADEQUATE #	INADEQUATE #	INACCESSIBLE	SKINNED INFIELD	SODDED INFIELD	STONE DUST	ASPHALT	METAL	GRASS	OTHER	? COVERAGE	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS DURABILITY EVIDENCE OF VANDALISM	LIGHTING PRESENT	TEAM SEATING PRESENT	SPECTATOR SEATING PRESENT	FENCING PRESENT
COURTS	BASKETBALL:	1																			X					
	SURFACE																									
	BACKBOARD/HOOP	3																								
	TENNIS:																									
	BANGBOARD																									
	FENCING																									
	SURFACE																									
	NET POLES																									
	OTHER COURT:																									
FIELDS	BASEBALL:																									
	BACKSTOP																									
	INFIELD																									
	OUTFIELD																									
	LITTLE LEAGUE:	2																								
	BACKSTOP																									
	INFIELD					X																				
	OUTFIELD																									
	SOFTBALL:																									
	BACKSTOP																									
	INFIELD																									
	OUTFIELD																									
	FOOTBALL: FIELD																									
	SOCCER: FIELD																									
	OTHER FIELD:																									
	OTHER FACILITY:																									

		100 FAIR Plan Prop.
COURTS	BASKETBALL:	X
	SURFACE	
	BACKBOARD/HOOP	
	TENNIS:	
	BANGBOARD	
	FENCING	X
	SURFACE	
	NET POLES	X
	OTHER COURT:	
FIELDS	BASEBALL:	
	BACKSTOP	
	INFIELD	
	OUTFIELD	
	LITTLE LEAGUE:	X
	BACKSTOP	
	INFIELD	
	OUTFIELD	
	SOFTBALL:	
	BACKSTOP	
	INFIELD	
	OUTFIELD	
	FOOTBALL: FIELD	
	SOCCER: FIELD	
	OTHER FIELD:	
	OTHER FACILITY:	

SKIN NEEDS GENERAL RENOVATION. DEPRESSION & IRREGULAR SURFACE

CITY OF BOSTON
PARK EVALUATION

BUILDINGS AND PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

ROS 5

SITE NO.

CITY OF BOSTON
PARK EVALUATION

NATURAL PARK ELEMENTS

ROS 5

SITE NO.

	EXISTS	QUANTITY	EXACT COUNT	ESTIMATED COUNT	MAINTENANCE	REMOVAL	# COVERAGE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	SUITABILITY	SAFETY	EVIDENCE OF VANDALISM	CONDITION	LOCATION	MISC.
TREES	X	13	X	13					X								
SHRUBS																	
TURF	X						65										
GROUNDCOVER																	
FLOWER BEDS																	
GROUND																	
CONTAINER																	
WEED SPECIES																	
WOODS																	
PONDS																	
STREAMS																	
SPECIAL ECOLOGICAL FEATURE/AREA																	

Lots of Norway Maples, also contributes to invasive character of site.

tall field - goldenrod & vine spots, other areas, many bare spots.

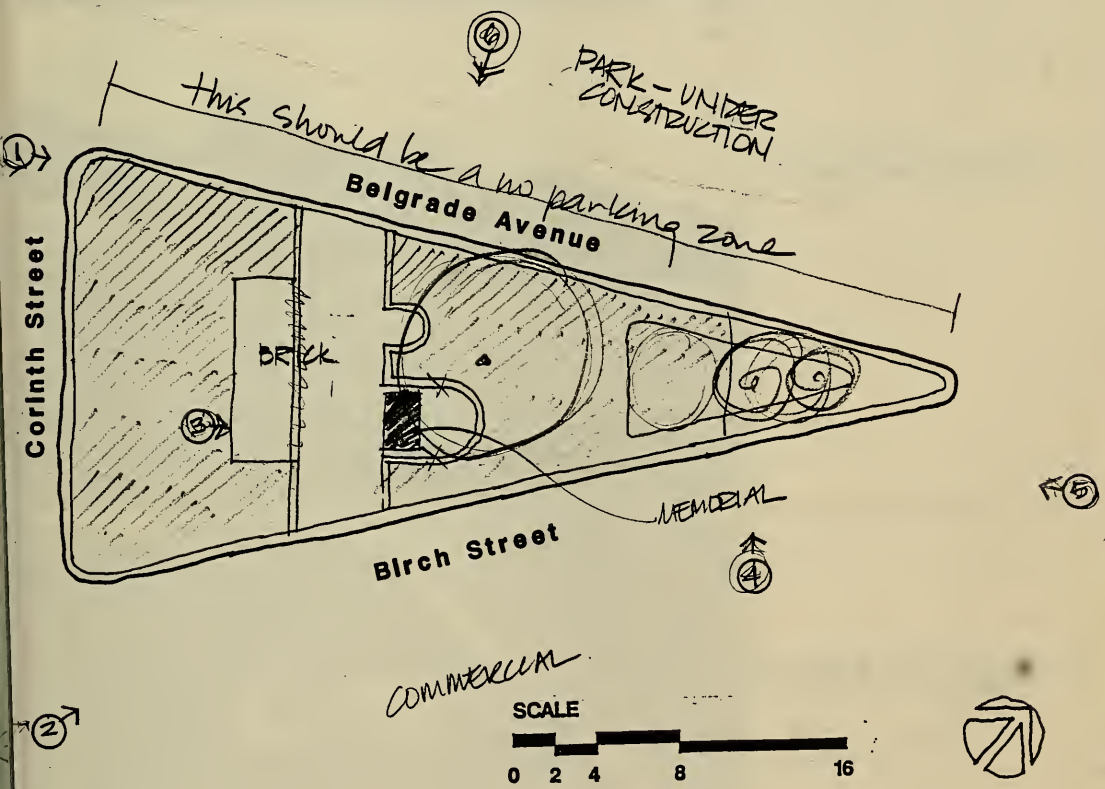
CITY OF BOSTON
PARK EVALUATION

ROS 6
SITE NO.

Neighborhood: ROSLINDALE
Site Name: SAVAGE PARK
Site Type: Square
Location: BIRCH & BELGRADE STS.
Acreage: .02A.
Evaluation Team: SF & BH
Weather Conditions:
Evaluation Date: 3.26.87
Sunny.
Surrounding Land Uses: Commercial.

Site Plan

NE



ROS 6

SITE NO.



Site Photograph 1

Parking at left of square blocks view of square from Belgrade Avenue.



Site Photograph 2



Site Photograph 3

Memorial in good condition.

ROS
6
SITE NO.



Site Photograph 4

Shrubs vulnerable to cars and snow plows.



Site Photograph 5

Park would be more visible if at a higher grade, and had more shrubs.



Site Photograph 6

Good specimen Cherry. Park handicap accessible.

DRAF

Neighborhood: Roslindale
Site Name: Savage Mini-Park No.: ROS-6
Location: Birch Street and Belgrade Avenue
Acreage: 0.02 A Site Type: Square

Site Description: Savage Mini-Park is a very small triangular parcel bounded by Corinth Street, Belgrade Street and Belgrade Avenue. There is a small brick sidewalk that traverses the park. On one side is a small brick paved area that once had a bench and on the other side is a memorial. An attractive Cherry tree highlights the space. Neighboring land uses are commercial, recreational and residential (a senior center).

Condition Assessments: The curbs, memorial and paving are all in good condition. The Cherry tree is in excellent condition, and the shrubs show evidence of damage from snow plows. The grass is in very poor condition.

Major Site Issues: Because of the very small size of this space and the great amount of traffic on Belgrade Avenue, Savage Mini-Park does not function well as a sitting area. At present, it can best serve as a green space amidst a busy intersection. If planting beds were to be raised, the space would be more visible from the street and plants would be better protected from snow plow damage.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

SITE NO. 6 (ROS)

DESIGN CONSIDERATIONS:	• because so small & low, is vulnerable to traffic.
LAYOUT/ORGANIZATION OF SPACE •	Too much going on in so small a space.
USE OF PLANT MATERIALS •	Focal tree a good idea, but not enough room for both grass & shrubs
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	
BARRIER FREE DESIGN	curb cuts - yes.
DRAINAGE CONDITION	adequate
DESIGN-RELATED MAINTENANCE ISSUES • space	too small & too vulnerable - cars, pedestrians, snow ploughs going over curbs & damaging materials
VANDALISM	—
VACANT PARCEL TO SOUTH, EAST	
VISIBILITY AND SAFETY:	
VISIBILITY INTO SPACE	good
VISIBILITY OUT FROM SPACE	good.
HIDDEN CORNERS IN SPACE	no
CONDITION ASSESSMENTS:	
STANDARD PARK BUILT ELEMENTS	monument excellent, curb good
SPORTS FACILITIES	—
PLAYGROUNDS	—
BUILDINGS	—
NATURAL PARK ELEMENTS	many tree in good condition, grass & shrubs poor.

PRIMARY SITE ISSUES:

- Park could function better if redesigned, perhaps enlarge



option 1 option 2 or raise up higher than street level.

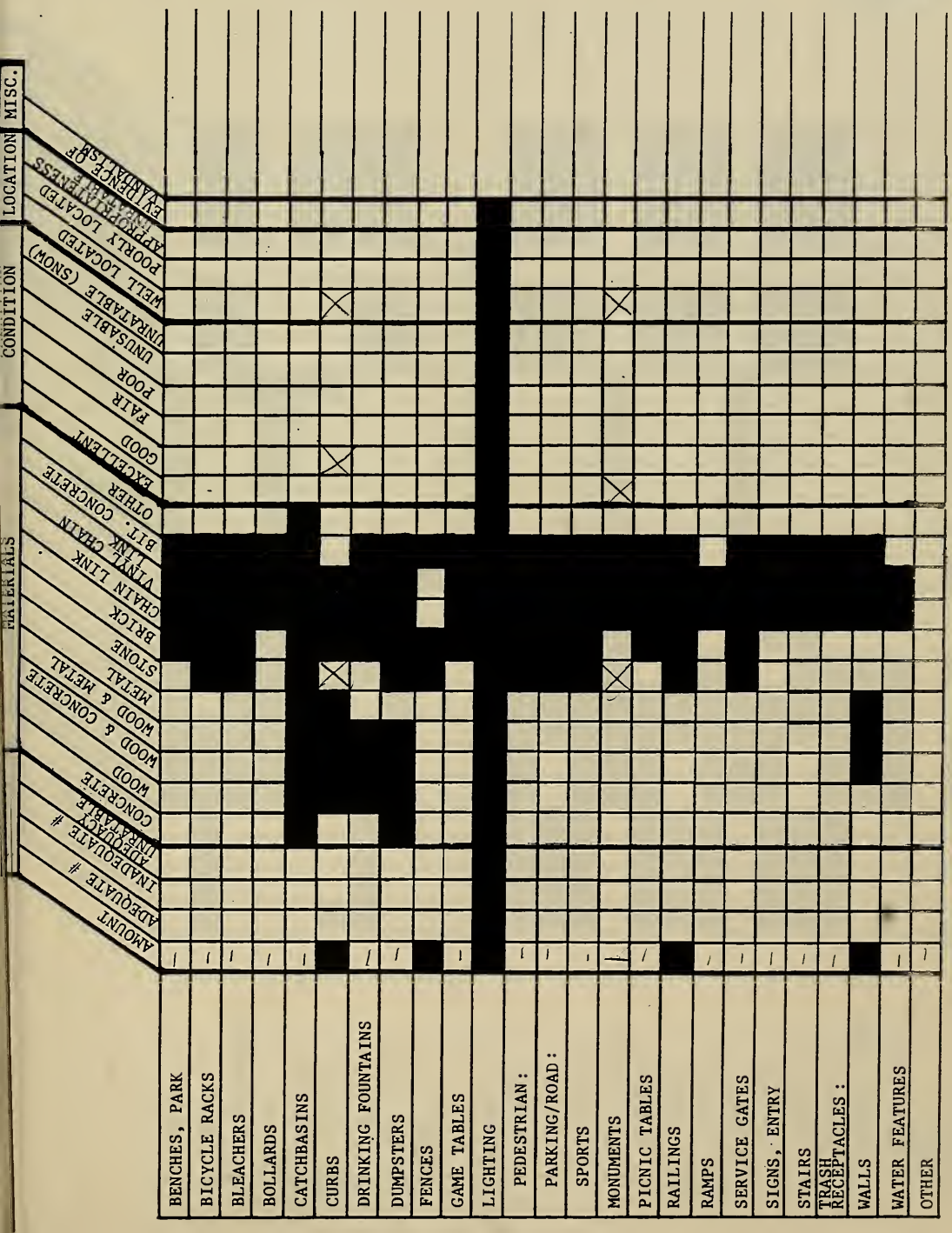
would be less vulnerable and more dominant

- Investigation of restricting parking along the Belgrade street side of the park should be undertaken. ALTERNATIVE
VIEW TO THE PARK is obscured by parked cars

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS
6
SITE NO.



CITY OF BOSTON
PARK EVALUATION

SPORTS FACILITIES

ROS 6

SITE NO.

		AMOUNT	ADEQUATE #	INADEQUATE #	INADEQUACY	SKINNED INFIELD	SODDED INFIELD	STONE DUST	ASPHALT	METAL	GRASS	OTHER	% COVERAGE	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNSATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	EVIDENCE OF VANDALISM	LIGHTING PRESENT	TREE PLANTING PRESENT	SEATING PRESENT	FENCING PRESENT
COURTS	BASKETBALL:																										
	SURFACE																										
	BACKBOARD/HOOP																										
	TENNIS:																										
	BANGBOARD																										
	FENCING																										
	SURFACE																										
	NET POLES																										
	OTHER COURT:																										
FIELDS	BASEBALL:																										
	BACKSTOP																										
	INFIELD																										
	OUTFIELD																										
	LITTLE LEAGUE:																										
	BACKSTOP																										
	INFIELD																										
	OUTFIELD																										
	SOFTBALL:																										
	BACKSTOP																										
	INFIELD																										
	OUTFIELD																										
	FOOTBALL: FIELD																										
	SOCCER: FIELD																										
	OTHER FIELD:																										
	OTHER FACILITY:																										

CITY OF BOSTON
PARK EVALUATION

BUILDINGS AND PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

p.8

ROS 6

SITE NO.

		CONDITION	LOCATION	MISC.
BUILDINGS	RECREATION			SAFETY PROBLEMS EVIDENT
	RESTROOM			FENCING PRESENT
	STORAGE			SEATING PRESENT
	OTHER			EVIDENCE OF VANDALISM
PLAYGROUNDS	PLAYGROUNDS (GENERAL)			INAPPROPRIATENESS
	EQUIPMENT:			APPROPRIATE
				POORLY LOCATED
				WELL LOCATED
				UNUSABLE
				POOR
				FAIR
				GOOD
				EXCELLENT
				OTHER
				ASPHALT
				BARK MULCH
				SAND
				CONCRETE
				METAL & WOOD
				WOOD
				METAL
				UNAVAILABLE
				INADEQUACY #
				INADEQUATE #
				ADEQUATE #
				# PLAY EQUIP.
				# PLAYGROUNDS
				# BUILDINGS/
	SURFACE			
	EDGING			
	FENCING			
	AGE DISTRIBUTION:			

		SURFACE CONDITION	MATERIALS	ORGANIZATION	ACCESS	PARKING
ACCESS, CIRCULATION AND PARKING	PEDESTRIAN CIRCULATION	EXCELLENT				
	VEHICULAR CIRCULATION	GOOD				
	PEDESTRIAN ACCESS	FAIR				
	VEHICULAR ACCESS	POOR				
	MAINTENANCE ACCESS	UNUSABLE				
	ACCESS CONTROL:	UNAVAILABLE (SNOW)				
	PARKING	BIT. CONCRETE				
		CONCRETE				
		STONE DUST/ GRAVEL				
		OTHER BRICK				
		WELL ORGANIZED				
		POORLY ORGANIZED				
		DESIRE LINES PRESENT				
		ORGANIZATION RESPONDS TO USE				
		ACCESS POINTS CONTRAST				
		ACCESS POINTS UNDER CONTROL				
		EASY MAINTENANCE ACCESS				
		ACCESS UNRESTRICTED				
		PARKING AVAILABLE NEARBY				
		PARKING INADEQUATE				
		PARKING UNAVAILABLE				

CITY OF BOSTON
PARK EVALUATION

NATURAL PARK
ELEMENTS

ROS
6
SITE NO.

area too small for grass.

	QUANTITY						CONDITION						LOCATION	MISC.
	EXISTS	QUANTITY	EXACT COUNT	ESTIMATED COUNT	MAINTENANCE	REMOVAL	% COVERAGE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	QUALITY AND TYPE OF MATERIAL	EVIDENCE OF VANDALISM	
TREES	X	1												
SHRUBS	X				X				X					
TURF	X									X				
GROUNDCOVER														
FLOWER BEDS														
GROUND														
CONTAINER														
WEED SPECIES														
WOODS														
PONDS														
STREAMS														
SPECIAL ECOLOGICAL FEATURE/AREA														

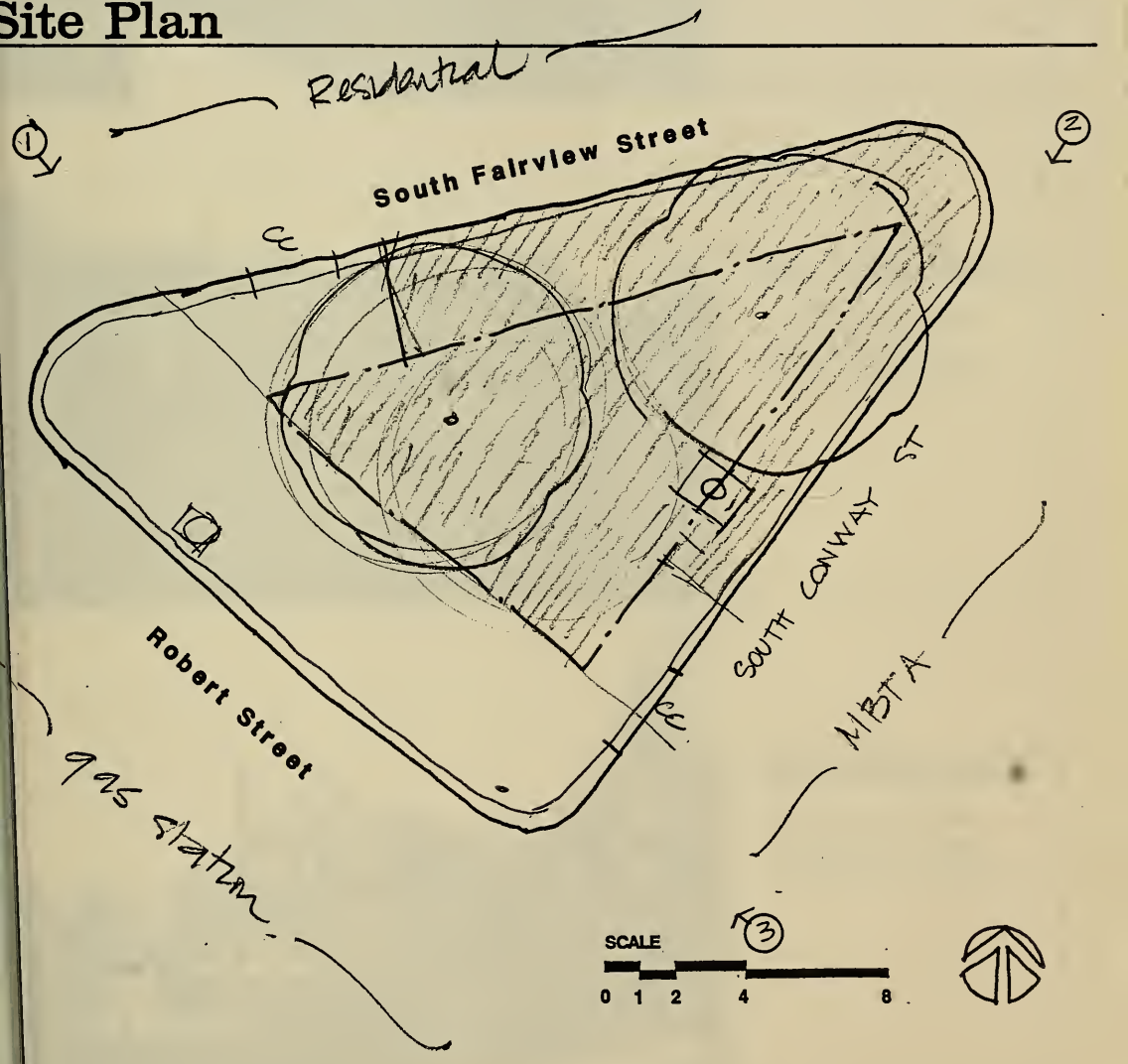
CITY OF BOSTON
PARK EVALUATION

Ros. 13
SITE NO.

Neighborhood: ROSLINDALE
Site Name: EMMET SQUARE
Location: SOUTH CONWAY & ROBERTS
Evaluation Team: SF & BIT
Evaluation Date: 3.27.87
Surrounding Land Uses: Residential, commercial.

Site Type: Square
Acreage: 0.02A
Weather Conditions: Sunny.

Site Plan



ROS 13

SITE NO.



Site Photograph 1

View along Robert Street showing sidewalk and curb cuts.



Site Photograph 2

Looking down South Fairview Street. Shows Cherry trees.



Site Photograph 3

Shows site and its prominence in its neighborhood context.

DRAFT

Neighborhood: Roslindale
Site Name: Emmet Square No.: ROS-13
Location: South Conway and Roberts Streets
Acreage: 0.02 A Site Type: Square

Site Description: Emmet Square is a very small triangular island formed by the intersection of Robert, South Fariview, and South Conway Streets. This square consists simply of a sidewalk along Robert Street and a lawn with two flowering Cherry trees. Neighboring land uses are residential, commercial and mass transit.

Condition Assessments: Most of the curb and all of the sidewalk are in good to excellent condition. The two Cherry trees are in good condition. However, the grassed area is irregular and needs to be regraded.

Major Site Issues: With repair of its lawn, Emmet Square can well serve as a refreshing green space. The planting of a third Cherry tree would further improve the space by resolving the tension that is created by the ~~the~~ current composition of two trees.

CITY OF BOSTON
PARK EVALUATION

SITE SUMMARY

ROS 13
SITE NO.

LAYOUT/ORGANIZATION OF SPACE	
USE OF PLANT MATERIALS	Avid - needs trad point
APPROPRIATENESS OF PARK FUNCTIONS TO NEIGHBORHOOD	
BARRIER FREE DESIGN	2 curbs - yes
DRAINAGE CONDITION	adequate
DESIGN-RELATED MAINTENANCE ISSUES	none
VANDALISM	none
VACANT PARCEL TO SOUTH, EAST	no
VISIBILITY AND SAFETY:	
VISIBILITY INTO SPACE	
VISIBILITY OUT FROM SPACE	
HIDDEN CORNERS IN SPACE	
CONDITION ASSESSMENTS:	
STANDARD PARK BUILT ELEMENTS	
SPORTS FACILITIES	
PLAYGROUNDS	
BUILDINGS	
NATURAL PARK ELEMENTS	Schemmer in good cond

PRIMARY SITE ISSUES:

- Grass needs leveling
- allowts for adequate pedestrian circulation
- Planting would be more effective with the addition of a third Crimytree

CITY OF BOSTON
PARK EVALUATION

STANDARD PARK
BUILT ELEMENTS

ROS
13
SITE NO.

	MATERIALS														CONDITION										LOCATION	MISC.
	AMOUNT	INADEQUATE #	OBSOLETE #	CONCRETE	WOOD	WOOD & CONCRETE	WOOD & METAL	METAL	STONE	BRICK	CHAIN LINK	VINYL CHAIN LINK	BIT. CONCRETE	OTHER	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNSATISFACTORY	WELL LOCATED (SNOW)	POORLY LOCATED	APPROPRIATENESS OF LOCATION	EVIDENCE OF VANDALISM		
BENCHES, PARK																										
BICYCLE RACKS																										
BLEACHERS																										
BOLLARDS																										
CATCHBASINS																										
CURBS	X							X													X					
DRINKING FOUNTAINS																										
DUMPSTERS																										
FENCES																										
GAME TABLES																										
LIGHTING																										
PEDESTRIAN:																										
PARKING/ROAD:																										
SPORTS																										
MONUMENTS																										
PICNIC TABLES																										
RAILINGS																										
RAMPS																										
SERVICE GATES																										
SIGNS, ENTRY	X													X												
STAIRS																										
TRASH RECEPTACLES:																										
WALLS																										
WATER FEATURES																										
OTHER																										

Some curb work Inadequate

20 | 10

CITY OF BOSTON
PARK EVALUATION

SPORTS FACILITIES

ROS 13

SITE NO.

		QUANTITY						MATERIALS								CONDITION								LOCATION							MISC.						
		AMOUNT	ADEQUATE #	INADEQUATE #	ADEQUACY	UNAVAILABLE	SKINNED INFIELD	SODDED INFIELD	STONE DUST	ASPHALT	METAL	GRASS	OTHER	% COVERAGE	EXCELLENT	GOOD	FAIR	POOR	UNUSABLE	UNRATABLE (SNOW)	WELL LOCATED	POORLY LOCATED	APPROPRIATENESS	EVIDENCE OF VANDALISM	LIGHTING PRESENT	TEAM SEATING PRESENT	SPECTATOR SEATING PRESENT	SHELTER PRESENT	FENCING PRESENT							
COURTS	BASKETBALL:																																				
	SURFACE																																				
	BACKBOARD/HOOP																																				
	TENNIS:																																				
	BANGBOARD																																				
	FENCING																																				
	SURFACE																																				
	NET POLES																																				
	OTHER COURT:																																				
FIELDS	BASEBALL:																																				
	BACKSTOP																																				
	INFIELD																																				
	OUTFIELD																																				
	LITTLE LEAGUE:																																				
	BACKSTOP																																				
	INFIELD																																				
	OUTFIELD																																				
	SOFTBALL:																																				
	BACKSTOP																																				
	INFIELD																																				
	OUTFIELD																																				
	FOOTBALL: FIELD																																				
	SOCCER: FIELD																																				
	OTHER FIELD:																																				
	OTHER FACILITY:																																				

CITY OF BOSTON
PARK EVALUATION

PLAYGROUNDS

ACCESS, CIRCULATION AND PARKING

R09
13
SITE NO.

BUILDINGS
- RECREATION
- RESTROOM
- STORAGE
- OTHER

PLAYGROUNDS
- PLAYGROUND (GENERAL)
- EQUIPMENT:
- SURFACE
- EDGING
- FENCING
- AGE DISTRIBUTION:

QUANTITY
- # BUILDINGS/ PLAYGROUNDS
- # PLAY EQUIP. ADEQUATE
- # INADEQUATE
- ADEQUACY
- UNADVISABLE
- METAL
- WOOD
- METAL & WOOD
- CONCRETE
- SAND
- BARK MULCH
- ASPHALT
- OTHER

MATERIALS
- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE
- WELL LOCATED
- POORLY LOCATED

CONDITION
- APPROPRIATENESS
- EVIDENCE OF VANDALISM
- SEATING PRESENT
- FENCING PRESENT
- SAFETY PROBLEMS EVIDENT

LOCATION

MISC.

SURFACE CONDITION
- EXCELLENT
- GOOD
- FAIR
- POOR
- UNUSABLE
- UNSATISFACTORY (SNOW)
- BIT. CONCRETE
- CONCRETE
- STONE DUST/ GRAVEL
- OTHER

MATERIALS
- WELL ORGANIZED
- POORLY ORGANIZED
- DESIGN FEATURES DISCOURAGE USE
- ORGANIZATION

ORGANIZATION
- RESPONDS TO CONTEXT
- ACCESS POINTS UNCLEAR
- ACCESS CONTROL
- EASY MAINTENANCE
- VEHICLE ACCESS
- ACCESS UNSATISFACTORY

ACCESS
- PARKING ADEQUATE
- PARKING NEARBY AVAILABLE
- PARKING UNSUITABLE
- PARKING INADEQUATE
- PARKING UNSUITABLE

PARKING

ACCESS, CIRCULATION AND PARKING
- PEDESTRIAN CIRCULATION
- VEHICULAR CIRCULATION
- PEDESTRIAN ACCESS
- VEHICULAR ACCESS
- MAINTENANCE ACCESS
- ACCESS CONTROL:
- PARKING

CITY OF BOSTON
PARK EVALUATION

NATURAL PARK ELEMENTS

ROS 13

SITE NO.

	EXISTS	QUANTITY: QUANTITY	QUANTITY: EXACT COUNT	QUANTITY: ESTIMATED COUNT	QUANTITY: MAINTENANCE REMOVAL	CONDITION: # COVERAGE	CONDITION: UNSATISFACTORY	CONDITION: WELL LOCATED (SNOW)	CONDITION: POORLY LOCATED	LOCATION: INAPPROPRIATENESS	LOCATION: QUESTIONABLE PLANT	LOCATION: QUESTIONABLE FEATURE	LOCATION: EVIDENCE OF VANDALISM	MISC.
TREES														
SHRUBS														
TURF	X	2						X						some depression in center need filling
GROUNDCOVER														
FLOWER BEDS														
GROUND														
CONTAINER														
WEED SPECIES														
WOODS														
PONDS														
STREAMS														
SPECIAL ECOLOGICAL FEATURE/AREA														

4098 057